

3  
THOMAS F. EAGLETON U.S. COURTHOUSE;  
WALTER B. JONES FEDERAL BUILDING AND  
U.S. COURTHOUSE; THOMAS D. LAMBROS  
FEDERAL BUILDING; TRANSFER OF THE OLD  
U.S. MINT IN SAN FRANCISCO, CA

---

(103-76)

Y 4.P 96/11:103-76

## HEARING

BEFORE THE

SUBCOMMITTEE ON  
PUBLIC BUILDINGS AND GROUNDS  
OF THE

COMMITTEE ON  
PUBLIC WORKS AND TRANSPORTATION  
HOUSE OF REPRESENTATIVES

ONE HUNDRED THIRD CONGRESS

SECOND SESSION

ON

H.R. 4790, H.R. 4772, H.R. 4727, H.R. 4812, 11(b) RESOLUTION ON INVESTIGATING THE FEASIBILITY AND NEED FOR ACQUIRING OR CONSTRUCTING A FEDERAL BUILDING IN HILO, HI

---

JULY 26, 1994

---

Printed for the use of the Committee on Public Works and Transportation



U.S. GOVERNMENT PRINTING OFFICE

84-712

WASHINGTON : 1995

---

For sale by the U.S. Government Printing Office  
Superintendent of Documents, Congressional Sales Office, Washington, DC 20402

ISBN 0-16-046612-1



2  
THOMAS F. EAGLETON U.S. COURTHOUSE;  
WALTER B. JONES FEDERAL BUILDING AND  
U.S. COURTHOUSE; THOMAS D. LAMBROS  
FEDERAL BUILDING; TRANSFER OF THE OLD  
U.S. MINT IN SAN FRANCISCO, CA

---

(103-76)

Y 4.P 96/11:103-76

## HEARING

BEFORE THE

SUBCOMMITTEE ON  
PUBLIC BUILDINGS AND GROUNDS  
OF THE

COMMITTEE ON  
PUBLIC WORKS AND TRANSPORTATION  
HOUSE OF REPRESENTATIVES

ONE HUNDRED THIRD CONGRESS

SECOND SESSION

ON

H.R. 4790, H.R. 4772, H.R. 4727, H.R. 4812, 11(b) RESOLUTION ON INVESTIGATING THE FEASIBILITY AND NEED FOR ACQUIRING OR CONSTRUCTING A FEDERAL BUILDING IN HILO, HI

JULY 26, 1994

Printed for the use of the Committee on Public Works and Transportation



RECEIVED  
JUL 27 1994  
U.S. GOVERNMENT PRINTING OFFICE

U.S. GOVERNMENT PRINTING OFFICE

84-712

WASHINGTON : 1995

For sale by the U.S. Government Printing Office  
Superintendent of Documents, Congressional Sales Office, Washington, DC 20402

ISBN 0-16-046612-1

## COMMITTEE ON PUBLIC WORKS AND TRANSPORTATION

NORMAN Y. MINETA, California, *Chair*

JAMES L. OBERSTAR, Minnesota	BUD SHUSTER, Pennsylvania
NICK J. RAHALL II, West Virginia	WILLIAM F. CLINGER, Jr., Pennsylvania
DOUGLAS APPEGATE, Ohio	THOMAS E. PETRI, Wisconsin
RON DE LUGO, Virgin Islands	SHERWOOD L. BOEHLERT, New York
ROBERT A. BORSKI, Pennsylvania	JAMES M. INHOFE, Oklahoma
TIM VALENTINE, North Carolina	BILL EMERSON, Missouri
WILLIAM O. LIPINSKI, Illinois	JOHN J. DUNCAN, Jr., Tennessee
ROBERT E. WISE, Jr., West Virginia	SUSAN MOLINARI, New York
JAMES A. TRAFICANT, Jr., Ohio	WILLIAM H. ZELIFF, Jr., New Hampshire
PETER A. DeFAZIO, Oregon	THOMAS W. EWING, Illinois
JAMES A. HAYES, Louisiana	WAYNE T. GILCHREST, Maryland
BOB CLEMENT, Tennessee	JENNIFER DUNN, Washington
JERRY F. COSTELLO, Illinois	Y. TIM HUTCHINSON, Arkansas
MIKE PARKER, Mississippi	BILL BAKER, California
GREG LAUGHLIN, Texas	MICHAEL A. "MAC" COLLINS, Georgia
PETE GEREN, Texas	JAY KIM, California
GEORGE E. SANGMEISTER, Illinois	DAVID A. LEVY, New York
GLENN POSHARD, Illinois	STEPHEN HORN, California
DICK SWETT, New Hampshire	BOB FRANKS, New Jersey
BUD CRAMER, Alabama	PETER I. BLUTE, Massachusetts
BARBARA-ROSE COLLINS, Michigan	HOWARD P. "BUCK" McKEON, California
ELEANOR HOLMES NORTON, District of Columbia	JOHN L. MICA, Florida
LUCIEN E. BLACKWELL, Pennsylvania	PETER HOEKSTRA, Michigan
JERROLD NADLER, New York	JACK QUINN, New York
SAM COPPERSMITH, Arizona	VERNON J. EHLERS, Michigan
LESLIE L. BYRNE, Virginia	
MARIA CANTWELL, Washington	
PAT DANNER, Missouri	
KAREN SHEPHERD, Utah	
ROBERT MENENDEZ, New Jersey	
JAMES E. CLYBURN, South Carolina	
CORRINE BROWN, Florida	
NATHAN DEAL, Georgia	
JAMES A. BARCIA, Michigan	
DAN HAMBURG, California	
BOB FILNER, California	
WALTER R. TUCKER III, California	
EDDIE BERNICE JOHNSON, Texas	
PETER W. BARCA, Wisconsin	

## SUBCOMMITTEE ON PUBLIC BUILDINGS AND GROUNDS

JAMES A. TRAFICANT, Jr., Ohio, *Chair*

ELEANOR HOLMES NORTON, District of Columbia, <i>Vice Chair</i>	JOHN J. DUNCAN, Jr., Tennessee
EDDIE BERNICE JOHNSON, Texas	THOMAS E. PETRI, Wisconsin
DOUGLAS APPEGATE, Ohio	BILL EMERSON, Missouri
JAMES E. CLYBURN, South Carolina	BUD SHUSTER, Pennsylvania
WALTER R. TUCKER III, California	<i>(Ex Officio)</i>
NORMAN Y. MINETA, California	
<i>(Ex Officio)</i>	

# CONTENTS

## TESTIMONY

	Page
Topic: H.R. 4790, to designate the United States courthouse under construction in St. Louis, MO, as the "Thomas F. Eagleton United States Courthouse":	
H.R. 4790 (text) .....	2
Testimony:	
Gephardt, Hon. Richard A., a Representative in Congress from Missouri .....	4
Prepared statement .....	6
Prepared statement of Hon. Alan Wheat, of Missouri .....	8
Prepared statement of Hon. William L. Clay, of Missouri .....	9
Letters supporting H.R. 4790 .....	10
Topic: 11(b) resolution, Proposed Geo-Science Building, University of Hawaii, Hilo, Island of Hawaii:	
Mink, Hon. Patsy T., a Representative in Congress from Hawaii .....	19
Prepared statement .....	24
Letter to Representative Traficant, June 26, 1994 .....	28
Letter from Donald N.B. Hall, Director, University of Hawaii at Manoa, Institute for Astronomy, July 25, 1984 .....	30
Prepared statement of Hon. Daniel K. Inouye, Senator from Hawaii ..	21
Topic: H.R. 4772, to designate the Federal building and United States courthouse located at 215 South Evans Street in Greenville, NC, as the "Walter B. Jones Federal Building and United States Courthouse":	
H.R. 4772 (text) .....	33
Prepared statement of Hon. H. Martin Lancaster, of North Carolina .....	36
Prepared statement of Hon. Eva M. Clayton, of North Carolina .....	37
Topic: H.R. 4727, to designate the Federal building located at 125 Market Street in Youngstown, OH, as the "Thomas D. Lambros Federal Building":	
H.R. 4727 (text) .....	39
Topic: H.R. 4812, to direct the Administrator of General Services to acquire by transfer the Old U.S. Mint in San Francisco, CA, and for other purposes:	
H.R. 4812 (text) .....	42
Bibb, David L., Deputy Commissioner, Public Buildings Service, General Services Administration .....	43
Prepared statement .....	60
Pelosi, Hon. Nancy, a Representative in Congress from California .....	44
Stasch, Julia, Deputy Administrator, General Services Administration .....	43

## SUBMISSIONS FOR THE RECORD

Molinari, Hon. Susan, a Representative in Congress from New York:	
Letter, from Roger W. Johnson, Administrator, General Services Administration to Representative Molinari, June 27, 1994 .....	49
Letter, from Julia Stasch, Deputy Administrator, General Services Administration to Hon. John H. Dalton, Secretary of the Navy, June 17, 1994 .....	50



**H.R. 4790, TO DESIGNATE THE UNITED STATES COURTHOUSE UNDER CONSTRUCTION IN ST. LOUIS, MO, AS THE THOMAS F. EAGLETON UNITED STATES COURTHOUSE**

**H.R. 4772, TO DESIGNATE THE FEDERAL BUILDING AND UNITED STATES COURTHOUSE LOCATED AT 215 SOUTH EVANS STREET IN GREENVILLE, NC, AS THE WALTER B. JONES FEDERAL BUILDING AND UNITED STATES COURTHOUSE**

**H.R. 4727, TO DESIGNATE THE FEDERAL BUILDING LOCATED AT 125 MARKET STREET IN YOUNGSTOWN, OHIO, AS THE THOMAS D. LAMBROS FEDERAL BUILDING**

**H.R. 4812, TO DIRECT THE ADMINISTRATOR OF GENERAL SERVICES TO ACQUIRE BY TRANSFER THE OLD U.S. MINT IN SAN FRANCISCO, CA, AND FOR OTHER PURPOSES**

**11(B) RESOLUTION, TO DIRECT THE ADMINISTRATOR OF GENERAL SERVICES TO INVESTIGATE THE FEASIBILITY AND NEED FOR ACQUIRING OR CONSTRUCTING A FEDERAL BUILDING IN HILO, HI**

---

**TUESDAY, JULY 26, 1994**

**U.S. HOUSE OF REPRESENTATIVES,  
COMMITTEE ON PUBLIC WORKS AND TRANSPORTATION,  
SUBCOMMITTEE ON PUBLIC BUILDINGS AND GROUNDS,  
Washington, DC.**

The subcommittee met, pursuant to notice, at 8:15 a.m. in room 2253, Rayburn House Office Building, Hon. James A. Traficant, Jr. (chairman of the subcommittee) presiding.

Mr. TRAFICANT. The subcommittee will come to order.

To expedite this morning's hearing and to accommodate the important schedule of the distinguished majority leader, the gentleman from Missouri, a great Member of the Congress, Majority Leader Dick Gephardt, we're going to go ahead right into your testimony. We welcome you here, Mr. Gephardt, and are anxious to hear what you have to say testifying on H.R. 4790, a name bill to honor former Missouri Senator Thomas Eagleton.

[H.R. 4790 follows:]

103D CONGRESS  
2D SESSION

# H. R. 4790

To designate the United States courthouse under construction in St. Louis, Missouri, as the "Thomas F. Eagleton United States Courthouse".

---

## IN THE HOUSE OF REPRESENTATIVES

JULY 19, 1994

Mr. GEPHARDT introduced the following bill; which was referred to the Committee on Public Works and Transportation

---

## A BILL

To designate the United States courthouse under construction in St. Louis, Missouri, as the "Thomas F. Eagleton United States Courthouse".

1        *Be it enacted by the Senate and House of Representa-*  
2        *tives of the United States of America in Congress assembled,*

### 3        **SECTION 1. DESIGNATION.**

4        The United States courthouse under construction at  
5        111 South Tenth Street in St. Louis, Missouri, shall be  
6        known and designated as the "Thomas F. Eagleton  
7        United States Courthouse".

### 8        **SEC. 2. REFERENCES.**

9        Any reference in a law, map, regulation, document,  
10       paper, or other record of the United States to the United



- 1 States courthouse referred to in section 1 shall be deemed
- 2 to be a reference to the “Thomas F. Eagleton United
- 3 States Courthouse”.

**TESTIMONY OF HON. RICHARD A. GEPHARDT, A  
REPRESENTATIVE IN CONGRESS FROM MISSOURI**

Mr. GEPHARDT. Thank you, Mr. Chairman and Members of the committee. I'm thrilled to be here this morning and appreciate you allowing me to speak early and to have a chance to talk to you about this very important matter.

I thank you for the work that this committee has done on a variety of issues over a period of years, and let me say that your work has been remarkable. You've ensured that America has a building program that meets the reality of our finances, and I think that's a very, very important contribution.

And you've personally led the fight to ensure that while we build up our country, we support the American businesses and families that we're privileged to be able to serve. That means jobs for all of America from your town, Mr. Chairman, of Youngstown, Ohio to my town of St. Louis, Missouri. I'm grateful for your leadership and your partnership on this crucial issue.

And I want to commend the Chairman in particular for all the work that he's done on Buy American provisions not only in legislation in his jurisdiction, but in other areas as well, which I think is extremely important for our workers and our businesses.

Mr. Chairman, I'm here this morning to speak in strong support of H.R. 4790, a bill which would name a new courthouse in St. Louis in honor of a true friend of the American people, former United States Senator Tom Eagleton. Senator Eagleton will probably be embarrassed by this gesture, because he never wanted a monument to his hard and good work. To him, waking up every day and working to improve the lives of the people of Missouri has its own reward, and the people he's helped, the families he's fought for, are the greatest monument he ever hoped to have.

To this day, Tom Eagleton is as unassuming, as understated, as quietly effective as the first day he was elected St. Louis circuit attorney at the age of 27. And even as the youngest prosecutor in the Nation in the mid-1950s, stature and success never got the better of him. But throughout his career as my State's attorney general, lieutenant governor, and as a respected Member of the United States Senate, Tom Eagleton's calm and quiet voice was also a voice of passion and progress, a voice for reason and for justice, a voice that sought to lift up people and make our country a better place.

He championed the Older Americans Act, a cornerstone of so many Federal social programs for the elderly. He authored the War Powers Act. He was a leader of his party and a dear friend to his colleagues.

We often say in the House that the mark of a good Congressman is that that person never forgets where they came from. Well, in the case of Tom Eagleton, he not only didn't forget in spirit, in concern, and in commitment, he never really left the State of Missouri. That's why, when he left the Senate, he moved right back to St. Louis, and after he left the Senate, he has remained a pillar of his community back at home.

As you'll see from statements by Congressman Wheat and Congressman Clay that I will introduce into the record, to this day, Missouri stands strongly behind Tom Eagleton because he always

stood up for us. When he first campaigned for the Senate, he acknowledged that one Senator cannot alone resolve the inconsistencies of our age. But he also knew that one Senator believing in our country's dedication to the redress of grievances and inequalities of the past can join a chorus of hope for social and economic improvement. Each and every day of his career, his voice rang through that powerful chorus and inspired us to work harder for justice and for fairness.

That's why I think all of us in the Missouri delegation agree that his name should adorn this new hall of justice in a State he loves so much and did so much for, so that his legacy may continue to inspire, and his calm and quiet decency may always endure.

I urge all of us to support this bill and help establish the Thomas F. Eagleton United States Courthouse in St. Louis.

I want to thank my friend Bill Emerson, who serves from Missouri in a district adjacent to mine, to the south, for being here and for his help with this legislation and on so many matters on which we work together.

Mr. TRAFICANT. The gentleman from Tennessee?

Mr. DUNCAN. Well, thank you, Mr. Chairman. I'll just say that it's certainly an honor to have the majority leader here with us to lead off our hearing this morning. He's certainly one of the most respected Members of this Congress, and I think this is very appropriate legislation, and I'm pleased to lend my support to it.

Thank you very much.

Mr. GEPHARDT. I thank you.

Mr. TRAFICANT. The gentleman from Missouri?

Mr. EMERSON. Thank you, Mr. Chairman. I would, first of all, like to associate myself with the remarks of the distinguished majority leader. I'm pleased to join him as a co-sponsor of this measure. Everything that he said about Tom Eagleton is something that all of we Missourians who know him can heartily endorse.

We may from time to time fight like cats and dogs among ourselves, but when it comes to us and the exterior world, we stand united, and I think the love and respect and admiration for Tom Eagleton is one of those things that all Missourians do feel very strongly about.

So this is a very worthwhile undertaking that the majority leader brings to us here today, and it has my full support.

Thank you.

Mr. GEPHARDT. I thank the gentleman.

Mr. TRAFICANT. Mr. Gephardt, we're very proud to have you here. This matter will be addressed. We wish you the very best on your endeavor to try and fashion a health care program for the country. We normally start early, one of the earliest starting subcommittees in Congress, at 8:30, and you called and said you'd like to make it 8:15. We realize that you have such a busy schedule, and we appreciate that. We'll be taking this bill to the full committee on Thursday, and we'll be back to you expeditiously.

Mr. GEPHARDT. I thank you, Mr. Chairman, very much. Thank the Members of the committee.

Mr. TRAFICANT. Thank you.

[The prepared statements of Mr. Gephardt, Mr. Wheat and Mr. Clay follow:]

---

TESTIMONY BY MAJORITY LEADER RICHARD A. GEPHARDT  
HOUSE PUBLIC WORKS AND TRANSPORTATION COMMITTEE  
2253 RAYBURN HOUSE OFFICE BUILDING  
TUESDAY, JULY 26, 1994 8:15 A.M.

---

Mr. Chairman, I thank you for being here so early this morning, and giving me the opportunity to testify on this very important legislation.

Let me say that your work on this committee has been truly remarkable. You have worked to ensure that America has a building program that meets the reality of our finances. And you have personally led the fight to ensure that while we build up our country, we support the American businesses and families we are privileged to serve.

That means jobs for all of America -- from your town of Youngstown, Ohio, to my own town of St. Louis, Missouri. I'm grateful for your leadership, and your partnership, on this crucial issue.

Mr. Chairman, I'm here this morning to speak in strong support of H.R. 4790 -- a bill which would name a new federal courthouse in St. Louis in honor of a true friend of the American people -- former United States Senator Thomas F. Eagleton.

Senator Eagleton will probably be embarrassed by this gesture, because he never wanted a monument to his good works. To him, waking up every day and working to improve the lives of the people of Missouri is its own reward. And the people he has helped -- the families he has fought for -- are the greatest monument he ever hoped to have.

To this day, Tom Eagleton is as unassuming, as understated, as quietly effective as the day he was first elected St. Louis Circuit Attorney at the age of 27. Even as the youngest prosecutor in the nation in the mid-1950's, stature and success never got the better of him.

But throughout his career as my state's Attorney General, as Lieutenant Governor, and as a respected member of the Senate, Tom Eagleton's calm and quiet voice was also a voice of passion, and progress -- a voice for reason, and justice -- a voice that sought to lift up all people, and make our country a better place.

He championed the Older Americans Act, the cornerstone of so many federal social programs for the elderly. He authored the War Powers Act. He was a leader of his party, and a dear friend

(more)

Eagleton Courthouse

to his colleagues.

We often say in the House of Representatives that the mark of a good Congressman is that he never forgets where he came from. Well, in the case of Tom Eagleton, not only didn't he forget -- in spirit, in concern, and in commitment, he never really left the State of Missouri. That may be why he moved right back to St. Louis after he left the Senate, and remains a pillar of my community back home.

As you will see from statements by Congressman Wheat and Congressman Clay that I will introduce into the record, to this day, Missouri stands strongly behind Tom Eagleton -- because he always stood up for us.

When he first campaigned for the Senate, he acknowledged that "One Senator cannot alone resolve the...inconsistencies of our age." But he also knew that "One Senator, believing in our country's dedication to the redress of grievances and inequities of the past, can join...a chorus of hope for social and economic improvement."

Each and every day of Senator Eagleton's career here on Capitol Hill, his voice rang through that powerful chorus.

It inspired so many of us to work harder for justice, and fairness, and progress.

That's why I want his name to adorn this new hall of justice, in the state he loves so much and served so well -- so that his legacy may continue to inspire, and his calm and quiet decency may always endure.

I urge all of you to support this bill, and help establish the Thomas F. Eagleton United States Courthouse. I urge you to do it out of respect for an extraordinary leader, and out of commitment to the causes we share with the distinguished former Senator from the great State of Missouri.

Thank you.

# # #

ALAN WHEAT  
5TH DISTRICT MISSOURI

MEMBER  
COMMITTEE ON  
RULES

SELECT COMMITTEE ON  
CHILDREN YOUTH  
AND FAMILIES

SELECT COMMITTEE  
ON HUNGER



*Handwritten signature: Alan Wheat*  
2334 RAYBURN BUILDING  
WASHINGTON, DC 20515-2505  
(202) 225-4535

811 GRAND AVENUE #935  
KANSAS CITY, MO 64108-1997  
842-4545

301 WEST LEXINGTON #221  
INDEPENDENCE, MO 64050-3724  
833-4545

## Congress of the United States

House of Representatives

Washington, DC 20515-2505

Statement by Rep. Alan Wheat on H.R. 4790  
The Thomas F. Eagleton United States Courthouse  
Subcommittee on Public Buildings and Grounds, July 26, 1994

Mr. Chairman, thank you for the opportunity to express my support for H.R. 4790, a bill to name the new federal courthouse under construction in St. Louis, Missouri after one of the most distinguished public servants I have ever been privileged to know, former Senator Thomas F. Eagleton.

He rose from the wards of south St. Louis powered by a driving intellect, a powerful charisma, and an ambition to see justice done for the people he served. Tom Eagleton was circuit attorney at 27, state attorney general at 31, and lieutenant governor at 35. Before he was 40, Tom Eagleton was a United States Senator. The eighteen year Senate career that followed was marked by a passion for peace, a desire to better the economic condition of his constituents, and a fiery independence from the prevailing dogmatism of his times.

Tom Eagleton was a master lawmaker, using the weights and measures of his political intellect like a Congressional giant. Sitting in a committee meeting one day in 1973, troubled by how to further his opposition to the war in Southeast Asia, he scrawled an amendment that banned the horrific bombing in Cambodia. When Turkey invaded the island of Cyprus, Senator Eagleton led the American reaction, sponsoring a cut-off of aid to the aggressor nation.

At home, too, the Senator was driven by courageous dedication to principle. He crafted the Older Americans Act, which extended new services to senior citizens. Also, the Clean Air Act Amendments of 1970, the Water Pollution Control Act of 1972, the District of Columbia Home Rule Act of 1974, the 1978 Inspectors General Act, and the 1979 rescue of the Chrysler Corporation, and many other pieces of legislation necessary for jobs, an improved quality of life, and a more efficient government had his active support and benefitted by the application of his parliamentary acumen.

Tom Eagleton's political career is a study in dedication. It stands as a model of selfless public service. When I arrived in Congress, Senator Eagleton sought me out to offer advice and encouragement. I remember him as one of my earliest and most influential mentors. After giving decades of his life to creative, enthusiastic law- and policy-making, the Senator decided to continue giving, this time as a teacher for Missouri's young people about the important role that an innovative, compassionate government can play in our lives.

Mr. Chairman, I am proud to honor Thomas Eagleton's legacy, and I ask the committee to join me in supporting H.R. 4790.

WILLIAM L. CLAY  
1ST DISTRICT, MISSOURI

LEO RYMAN  
COMMITTEE ON  
POST OFFICE AND CIVIL SERVICE

CHAIRMAN  
SUBCOMMITTEE ON  
INVESTIGATIONS

COMMITTEE ON  
EDUCATION AND LABOR

COMMITTEE ON  
HOUSE ADMINISTRATION

CHAIRMAN  
SUBCOMMITTEE ON  
LIBRARIES AND MEMORIALS

HARRIET C. PRITCHETT  
ADMINISTRATIVE ASSISTANT



**Congress of the United States**  
**House of Representatives**  
**Washington, DC 20515-2501**

MAILING ADDRESS  
2310 RAYBURN HOUSE OFFICE BUILDING  
WASHINGTON, DC 20514-2801  
TELEPHONE (202) 334-2801

DISTRICT OFFICES  
RICHARD BLOOMBERG  
ST. LOUIS, MO 63112  
TELEPHONE (314) 724-1730  
440 CENTRAL CITY SQUARE, CENTER NORTH  
ST. LOUIS, MO 63101  
TELEPHONE (314) 348-0321  
PEARLIE J. EVANS  
DISTRICT ASSISTANT  
VIRGINIA M. COOK  
DISTRICT COORDINATOR

**Statement of Congressman William L. Clay**  
**House Public Works Committee**  
**July 26, 1994**

Mr. Chairman. I am pleased to join my Missouri colleagues and register my support for this legislation to name the new St. Louis courthouse in honor of a most distinguished St. Louisan, the former United States Senator Thomas F. Eagleton.

Senator Eagleton has devoted his entire life to public service. After serving Missourians as Attorney General, Lieutenant Governor and United States Senator, Tom Eagleton returned home to St. Louis where he continues to be a voice for truth and justice and a champion of social progress.

Senator Eagleton has a special understanding of our system of government and a special commitment to its processes. His many outstanding contributions to our city, state and nation have earned Senator Eagleton a unique place in history. He is truly among St. Louis' most dedicated and distinguished leaders. I believe it is a most fitting tribute to name the St. Louis Courthouse in honor of Senator Thomas F. Eagleton.

UNITED STATES BANKRUPTCY COURT  
 EASTERN DISTRICT OF MISSOURI  
 ONE METROPOLITAN SQUARE  
 211 NORTH BROADWAY - SEVENTH FLOOR  
 ST. LOUIS, MISSOURI 63102-2734

JAMES J. BARTA  
 UNITED STATES BANKRUPTCY JUDGE

(314) 425-4222 Ext. 321  
 Judges FAX (314) 425-4753  
 Clerks FAX (314) 425-4063

July 27, 1994

The Honorable Richard A. Gephardt  
 House of Representatives  
 1432 Longworth House Office Building  
 Washington, D.C. 20515-2503

In re: H.R. 4790

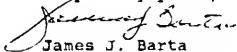
Dear Congressman Gephardt:

It has come to my attention that you have introduced H.R. 4790 designating the new courthouse in St. Louis as the "Thomas F. Eagleton United States Courthouse." I endorse your suggestion and support this bill.

Senator Eagleton, as his father before him, has lived a life of dedication and respect for the law. In his early years as Circuit Attorney of St. Louis, Attorney General of Missouri, and in his current practice, his experience with law was and is from the position as an advocate. In his years as Lieutenant Governor of Missouri, he saw and dealt with the law as a member of the Executive Branch; and, finally, his service as a United States Senator allowed him the opportunity to participate in the making of the law.

Few have had a career that has dealt in such a diverse manner with the law, and even fewer have been able to perform each responsibility undertaken with such enthusiasm, loyalty of purpose, and success. As a native St. Louisan, an outstanding Missourian, and a loyal American, he has earned the honor that you now seek to bestow upon him. His name affixed to the new courthouse which will symbolize justice and hope for our citizens is the right choice. I support H.R. 4790.

Very truly yours,



James J. Barta  
 U. S. Bankruptcy Judge

JJB:eva



## UNITED STATES DISTRICT COURT

EASTERN DISTRICT OF MISSOURI  
U. S. COURT HOUSE & CUSTOM HOUSE  
1114 MARKET STREET  
ST. LOUIS, MISSOURI 63101

EDWARD L. FILIPPINE  
CHIEF JUDGE

(214) 525 5823

July 27, 1994

The Honorable Richard A. Gephardt  
House of Representatives  
1432 Longworth House Office Building  
Washington, D.C. 20515-2503

In re: H.R. 4790

Dear Congressman Gephardt:

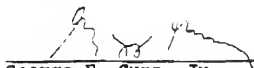
It has come to our attention that you have introduced H.R. 4790 designating the new courthouse in St. Louis as the "Thomas F. Eagleton United States Courthouse." The undersigned, who are United States District, Bankruptcy, and Magistrate Judges of the Eastern District of Missouri, endorse your suggestion and support this bill.

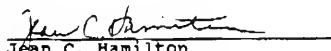
Senator Eagleton, as his father before him, has lived a life of dedication and respect for the law. In his early years as Circuit Attorney of St. Louis, Attorney General of Missouri, and in his current practice, his experience with law was and is from the position of an advocate. In his years as Lieutenant Governor of Missouri, he saw and dealt with the law as a member of the Executive Branch; and, finally, his service as a United States Senator allowed him the opportunity to participate in the making of the law.


Few have had a career that has dealt in such a diverse manner with the law, and even fewer have been able to perform each responsibility undertaken with such enthusiasm, loyalty of purpose, and success. As a native St. Louisian, an outstanding Missourian, and a loyal American, he has earned the honor that you now seek to bestow upon him. His name affixed to the new courthouse which will symbolize justice and hope for our citizens is the right choice. We support H.R. 4790.

Sincerely,

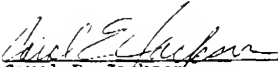
  
Edward L. Filippine  
Chief U. S. District Judge

  
George F. Gunn, Jr.  
U. S. District Judge

  
Jean C. Hamilton  
U. S. District Judge

  
Donald J. Stohr  
U. S. District Judge

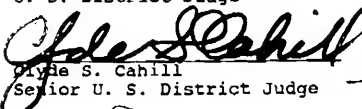
The Honorable Richard A. Gephardt  
 Page Two  
 July 27, 1994



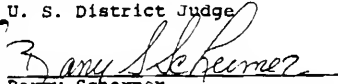
Carol E. Jackson  
 U. S. District Judge



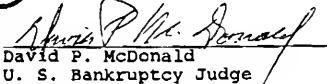
Charles A. Shaw  
 U. S. District Judge



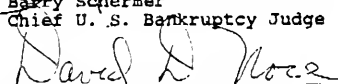
Clyde S. Cahill  
 Senior U. S. District Judge



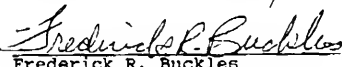
Barry Schermer  
 Chief U. S. Bankruptcy Judge



David P. McDonald  
 U. S. Bankruptcy Judge



David D. Nove  
 Chief U. S. Magistrate Judge



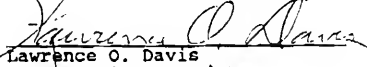
Frederick R. Buckles  
 Chief U. S. Magistrate Judge



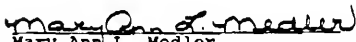
Catherine D. Perry  
 U. S. Magistrate Judge



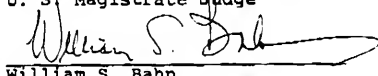
Terry I. Adelman  
 U. S. Magistrate Judge



Lawrence O. Davis  
 U. S. Magistrate Judge



Mary Ann L. Medler  
 U. S. Magistrate Judge



William S. Bahn  
 U. S. Magistrate Judge

1-2-94  
H.R. 4790  
JF

United States District Court  
Southern District of Georgia  
P.O. Box 8287  
Savannah, GA 31412

John F. Nangle  
U.S. District Judge

(912) 652-4014

July 28, 1994

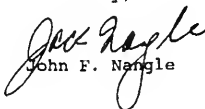
The Honorable Richard A. Gephardt  
House of Representatives  
1432 Longworth House Office Building  
Washington, D.C. 20515-2503

Re: H.R. 4790

Dear Congressman Gephardt:

Chief Judge Edward L. Filippine and other District Judges, Magistrate Judges and Bankruptcy Judges have sent you a letter in support of H.R. 4790. Upon taking Senior Judge status, I changed my duty station to Savannah, Georgia, and thus was unable to sign their letter. I strongly share the sentiments expressed by Chief Judge Filippine and my other colleagues and join them in supporting your H.R. 4790.

Sincerely,

  
John F. Nangle

JFN:bar

Downtown St. Louis, Inc.

500 N. Broadway, Suite 100  
St. Louis, Missouri 63102-2121  
314 436-6500  
Fax 436-1646

July 26, 1994

The Hon. Richard A. Gephardt  
United States Representative  
3rd District, Missouri  
1432 Longworth House Office Building  
Washington, D.C. 20515-0001

Dear Dick:

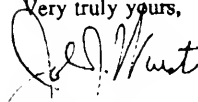
Downtown St. Louis, Inc. is proud to add its voice to the bipartisan call for naming the new federal courthouse in St. Louis in honor of Tom Eagleton who served his nation, his state and his city with great distinction in the United States Senate.

The Thomas F. Eagleton United States Courthouse would be a most appropriate name for this magnificent and important new building which will give the federal courts in St. Louis the room they so urgently need.


As you know, Downtown St. Louis, Inc. is the downtown chamber of commerce in St. Louis--a private, not-for-profit organization dedicated to strengthening downtown as the largest employment center in the St. Louis region. Our 675 members are businesses, professional firms and organizations of all kinds and sizes representing the scope of the greater St. Louis community.

We eagerly look forward to the ground breaking for the Thomas F. Eagleton United States Courthouse later this summer.

Very truly yours,



John J. Wuest  
Chairman



Edward A. Ruesing  
President

## UNITED STATES COURT OF APPEALS

CHAMBERS OF

EIGHTH CIRCUIT

RICHARD S. ARNOLD

CHIEF JUDGE

P.O. BOX 429

LITTLE ROCK, ARKANSAS 72203

By Fax: (202) 225-7452

July 27, 1994

The Hon. Richard A. Gephardt  
 House of Representatives  
 1432 Longworth House Office Building  
 Washington, D.C. 20515-2503

Re: H.R. 4790

Dear Representative Gephardt:

I write in strong support of your bill H.R. 4790, designating the new courthouse in St. Louis as the "Thomas F. Eagleton United States Courthouse."

I am authorized to say that Judge Theodore A. McMillian of St. Louis, who chairs our Court's committee charged with aiding in the construction of this building, also supports the bill.

To my mind, it is most fitting that this courthouse, which will house the Court of Appeals, the District Court, and the Bankruptcy Court, be named for Senator Eagleton. His career reflects the highest ideals of the law, both in private practice, state public service, and the United States Senate.

On a personal level, I have always entertained special admiration for Senator Eagleton, because he was Case Editor of the Harvard Law Review, a position I later had the good fortune to hold.

As Chief Judge of the United States Court of Appeals for the Eighth Circuit, I take pleasure in urging the passage of this bill. It will be an honor for me to work in the building named for Thomas F. Eagleton.

Respectfully yours,

*Richard S. Arnold*

Richard S. Arnold

RSA/bk

## UNITED STATES DISTRICT COURT

EASTERN DISTRICT OF MISSOURI  
315 U.S. COURT HOUSE & CUSTOM HOUSE  
ST. LOUIS, MISSOURI 63101

STEPHEN N. LIMBAUGH  
DISTRICT JUDGE

July 27, 1994

(314) 639-3620

The Honorable Richard A. Gephardt  
House of Representatives  
1432 Longworth House Office Building  
Washington, D.C. 20515-2503

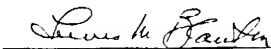
In re: H.R. 4790

Dear Congressman Gephardt:

Chief Judge Edward L. Filippine and other District Judges, Magistrate Judges and Bankruptcy Judges have sent you a letter in support of H.R. 4790. Magistrate Judge Lewis M. Blanton and I are assigned to the Southeastern Division of the Eastern District in Cape Girardeau, Missouri, and were unable to join with Judge Filippine in his recommendation.

We do support H.R. 4790 as well as all of the comments in Judge Filippine's letter.

Sincerely,

  
\_\_\_\_\_  
Stephen N. Limbaugh  
\_\_\_\_\_  
Lewis M. Blanton



## U.S. Department of Justice

*United States Attorney  
Eastern District of Missouri*

*U.S. Court and Custom House  
1114 Market Street  
St. Louis, Missouri 63101*

*314-539-2200  
FAX/314-539-2309*

July 27, 1994

Honorable Richard A. Gephardt  
United States Congressman  
1432 Longworth Building  
Washington, D.C. 20515

Re: H.R. 4790

Dear Congressman Gephardt:

I wish to heartily express my support of your bill naming the new federal Courthouse in St. Louis in honor of former Senator Thomas Eagleton. I cannot think of anyone more deserving of this honor and our respect for his long-time service to Missouri and our country. Please add my name to the long list of supporters of your bill.

Sincerely,

EDWARD L. DOWD, JR.  
United States Attorney  
Eastern District of Missouri

United States Court of Appeals  
Eighth Circuit  
1114 Market Street  
St. Louis, Missouri 63101

Chambers of  
Theodore McMillian  
Circuit Judge

July 27, 1994

Committee on Public Works and Transportation

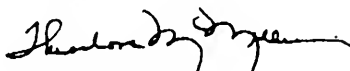
RE: Designation of new U.S. Courthouse in St. Louis  
H.R. 4790

Dear Members of the Committee:

I strongly support the proposal made by Majority Leader Richard Gephardt in H.R. 4790 to designate the new United States Courthouse under construction in St. Louis, Missouri, as the "Thomas F. Eagleton United States Courthouse."

I think Congressman Gephardt's proposal is an excellent idea and serves to honor one of Missouri's most distinguished public servants. Senator Eagleton was always very interested in legal matters and the federal courts and naming the new courthouse after him is most appropriate.

Sincerely,



Theodore McMillian

TM/mt



Mr. TRAFICANT. We're going to deviate again from our schedule, to accommodate another excellent Member of the Congress and a friend, the distinguished lady from Hawaii, Patsy Mink. If you'd like to come on up, we'll move relative to your testimony on the 11(b) request.

### TESTIMONY OF HON. PATSY T. MINK, A REPRESENTATIVE IN CONGRESS FROM HAWAII

Mrs. MINK. Thank you very much, Mr. Chairman and Members of the committee; 8:15 is very early.

Mr. TRAFICANT. It's no walk in the park, you know.

Mrs. MINK. It's 2:30 in Hawaii. [Laughter.]

I thank you very much for this opportunity to testify on behalf of my request for a committee 11(b) resolution to direct the Administrator of General Services to conduct an investigation on the need and feasibility for a new Federal building in Hilo, on the Big Island. The need for a new Federal building in Hilo has been pressing for a number of years, and I appreciate the opportunity to discuss it this morning.

The only Federal building serving the Big Island for the past 77 years remains standing in Hilo. Since the facility's construction, the need for the island's residents for expanded Federal programming has grown at a fast-increasing pace. A number of Federal programs originally operating on the Island of Oahu have been relocated during this time to the Big Island. Unfortunately, the structure itself has not been able to keep up with the growth.

As a result of highly limited space, a number of major Federal programs and major federally funded research projects, including the Mauna Loa Solar Observatory and Mauna Loa Observatory, are operating out of inadequate facilities, which has resulted in reduced productivity and efficiency. The Army Recruiting Office, the FBI, the Internal Revenue Service are among the Federal agencies currently operating out of the existing Federal building.

The University of Hawaii at Hilo initially planned to construct two separate facilities: the UH Hilo Federal Building to house federally funded science programs, and the Institute for Astronomy Hilo Building for the relocation of astronomy programs from the UH Manoa Campus on the Island of Oahu. Because of tight budget constraints, the university has agreed to consolidate these two buildings into a single coordinated facility for which I ask the subcommittee's assistance today.

The university recommends the construction of a Federal building at the University Park on UH Hilo Campus, out of which federally subsidized astronomy and science programs and related Federal agencies would operate.

Mr. Chairman, under 11(b) of the Public Buildings Act, Congress may direct the Administrator of General Services Administration to investigate the need and feasibility of this project and require a prospectus. I request that this resolution, in accordance with the process, be approved and require a prospectus within 60 days.

The proposal calls for a Federal complex of approximately 80,000 square feet, consisting of 40,000 square feet for the UH Hilo Federal structure and 40,000 for the Institute of Astronomy. The facil-

ity will allow for highly specialized computer equipment, a machine shop, library space, meeting rooms, and other common rooms.

Estimated construction costs are \$20 million, plus an additional \$3 million to \$5 million for equipment. Requests for funding have been successful. Under the fiscal year Treasury, Post Office, and General Government appropriations, \$1.5 million was allocated for this project for planning and design, and \$4.1 million has been appropriated by the State of Hawaii. The university plans to request an additional \$6.9 million in the next budget cycle. All monies appropriated by the State will serve as a State match.

Mr. Chairman, the subcommittee's support of this project would greatly assist our outstanding astronomy programs, which are in a world-class category. The world's largest telescope, sitting atop Maunakea on the Big Island, recently captured striking images of comet fragments bombarding Jupiter. The new building would further such high-quality research and increase the capacity for technological development by serving as sea-level base support for the Gemini 8-meter telescope. The observatory, of course, is world-class.

I thank you, Mr. Chairman and Members of the subcommittee, for your attention and hope that you'll approve this resolution.

I have a statement by Senator Inouye which I would like to ask the Chair to submit as part of my testimony, and also a statement from the university, Hilo branch.

Mr. TRAFICANT. Without objection, the prepared statements will appear in the record.

[Senator Inouye's prepared statement follows:]

DANIEL K. INOUE  
HAWAII

*Am. L. C. and*

APPROPRIATIONS  
Chairman, Subcommittee on Defense

COMMERCE, SCIENCE AND TRANSPORTATION  
Chairman, Subcommittee on Communications

Chairman, COMMITTEE ON INDIAN AFFAIRS

Chairman, DEMOCRATIC STEERING COMMITTEE

Member, COMMITTEE ON RULES AND  
ADMINISTRATION

## United States Senate

SUITE 722, HART SENATE OFFICE BUILDING  
WASHINGTON, DC 20510-1102  
(202) 224-3934  
FAX (202) 224-6747

PRINCE KUHIU FEDERAL BUILDING  
ROOM 7325, 300 ALA MOANA BOULEVARD  
HONOLULU, HI 96850-4975  
(808) 541-2542  
FAX (808) 541-2549

101 AUPUNI STREET, NO. 205  
HILO, HI 96720  
(808) 935-0844  
FAX (808) 981-5193

Statement by Senator Daniel K. Inouye  
Before the Subcommittee on Public Buildings and Grounds  
House Committee on Public Works and Transportation  
Tuesday, July 26, 1994

Mr. Chairman and Members of the Committee:

Thank you for the opportunity to submit written testimony in support of Representative Patsy Mink's request for a Committee 11(b) resolution to direct the Administrator of the General Services Administration to investigate the need for and feasibility of a federal building to be located at the University of Hawaii-Hilo University Park.

During the past several years, the University of Hawaii (UH) has pursued support for two facilities to be located in the University of Hawaii-Hilo University Park: the UH-Hilo federal building and the Institute for Astronomy (IFA) Hilo building.

The UH-Hilo federal building would accommodate federally-supported astronomy and science programs, and federal agencies on the Island of Hawaii. The Congress, at my request, appropriated \$1.5 million in the Fiscal Year 1993 Treasury, Postal Service Appropriations Bill for the planning and design of the federal facility.

The Island of Hawaii has only one federal building. Built in 1917, the building is located in Hilo, Hawaii, and currently houses such agencies as the Army Recruiting Office, the Federal Bureau of Investigation, and the Internal Revenue Service. Some federal agencies have outgrown their office space and have expressed a desire to relocate to a larger facility that can accommodate their needs. In addition, several major federally-funded research projects are located in inadequate facilities in Hilo, significantly impairing efficiency and productivity, and severely limiting expansion of these research activities.

The IFA Hilo building would provide space for relocation of certain IFA programs from the UH-Manoa campus to the UH-Hilo campus in support of the University's astronomy activities currently under way on Mauna Kea on the Island of Hawaii. The Hawaii State Legislature appropriated \$4.187 million for the construction and design of the IFA project. The UH plans to

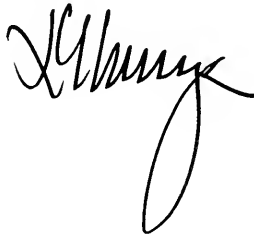
Statement by Senator Daniel K. Inouye  
Tuesday, July 26, 1994  
Page 2

request from the State Legislature an additional \$6.976 million towards the project.

The international project, Gemini, proposes to construct two 8-meter telescopes--the first to be built on Mauna Kea, and the second to be built in Chile. The United States is a major partner in this project with Great Britain, Canada, Chile, Brazil and Argentina. The Gemini project is committed to locating its base facility within the University Park at the UH-Hilo. The northern telescope on Mauna Kea will be of substantial benefit to our nation. Gemini will further expand our nation's long-standing collaborations with Great Britain and Canada. It will make an optical telescope on Mauna Kea available to the U.S. national community for the first time and bring astronomers from three South American countries into the international community of Mauna Kea users.

Recently, UH administrators have indicated a desire to combine these two projects into a single, coordinated complex which would promote cooperation and partnerships among various park users to improve astronomical research, training, and technological development. The combined proposal now calls for a UH federal complex of approximately 80,000 square feet, consisting of 40,000 square feet for the UH-Hilo federal facility and common rooms, and 40,000 square feet for the IFA programs. The estimated cost for construction of the proposed combined facilities is \$20 million plus \$3 to 5 million for equipment. Any and all state funds appropriated towards the IFA project will be used as a state match towards the combined facility.

Accordingly, I ask for your support in the approval of Representative Mink's request to have the GSA conduct a survey on the need for a federal facility at the University of Hawaii-Hilo.

A handwritten signature in black ink, appearing to read "D. Inouye", with a large, stylized loop at the bottom.

Mr. TRAFICANT. Mr. Duncan.

Mr. DUNCAN. Well, thank you, Mr. Chairman. I don't have any questions. I will say that I am pleased to see that the State of Hawaii has joined in helping to come up with the money for this project—\$4.1 million so far, and apparently an additional \$6.9 million has been requested.

Mrs. Mink, is it likely that that \$6.9 million will be approved by the State?

Mrs. MINK. Yes. I believe I could forecast that it will. This matter has a very high priority. It's been pending, and so this support from your subcommittee will give it the necessary thrust to get this project on the road.

Mr. DUNCAN. Well, as we have pointed out several times in this committee, as bad a shape as some of the State and local governments are in this country financially, most of them are in far better shape financially than is the Federal Government, and so we need to have some help, I think, on some of these projects, and I'm glad to see that you've got that. I think it's a good thing.

Mrs. MINK. Thank you.

Mr. DUNCAN. Thank you very much.

Mr. TRAFICANT. We appreciate the testimony of the distinguished colleague from Hawaii, and this matter will go to the full committee on Thursday.

Mrs. MINK. Thank you very much.

Mr. TRAFICANT. We thank you for being here, and we've tried to accommodate you.

Mrs. MINK. Thank you, Mr. Chairman.

Mr. TRAFICANT. Thank you very much.

[Mrs. Mink's prepared statement and attachments follow:]

PATSY T. MINK  
SECOND DISTRICT, HAWAII

WASHINGTON OFFICE  
2135 RAYBURN HOUSE OFFICE BUILDING  
WASHINGTON, DC 20515-1102  
(202) 225-4906  
FAX (202) 225-4987

DISTRICT OFFICE  
5104 PRINCE KUMU FEDERAL BUILDING  
P.O. Box 50124  
HONOLULU, HI 96850-4977  
(808) 541-1986  
FAX (808) 538-0233

**Congress of the United States**  
**House of Representatives**  
**Washington, DC 20515-1102**

COMMITTEE ON STEERING  
AND POLICY  
COMMITTEE ON BUDGET  
COMMITTEE ON EDUCATION  
AND LABOR  
SUBCOMMITTEES  
ELEMENTARY, SECONDARY & VOCATIONAL EDUCATION  
POSTSECONDARY EDUCATION  
LABOR-MANAGEMENT RELATIONS  
COMMITTEE ON NATURAL RESOURCES  
COMMITTEE ON GOVERNMENT OPERATIONS  
(OR REAR)

**STATEMENT BY U.S. REPRESENTATIVE PATSY T. MINK (2ND-HI)**  
**SUBCOMMITTEE ON PUBLIC BUILDINGS AND GROUNDS**  
**COMMITTEE ON PUBLIC WORKS AND TRANSPORTATION**  
**JULY 26, 1994**

Mr. Chair Traficant and Members of the Subcommittee:

I would like to thank Chair James Traficant, Jr., for this opportunity to testify on my request for a Committee 11(b) resolution to direct the Administrator of General Services to conduct an investigation on the need and feasibility for a new federal building in Hilo, on the Island of Hawaii. The need for a new federal building in Hilo has been pressing for a number of years. I appreciate the subcommittee's attention to this matter.

The only federal building serving the Big Island for the past 77 years remains standing in Hilo, Mr. Chair. Since the facility's construction in 1917, the need of the island's residents for expanded federal programming has grown with a fast-increasing population. A number of federal programs originally operating on the Island of Oahu have been relocated during this time to the Big Island.

U.S. Representative Patsy T. Mink (2nd-HI)  
Page 2

Unfortunately, the structure itself has not been able to keep up with such growth. As a result of highly limited space, a number of federal programs and major federally-funded research projects -- including the Mauna Loa Solar Observatory and Mauna Loa Observatory -- are operating out of inadequate facilities, which has resulted in reduced productivity and efficiency. The Army Recruiting Office, Federal Bureau of Investigation and Internal Revenue Services are among the federal agencies currently operating out of the existing federal building.

The University of Hawaii at Hilo initially planned to construct two separate facilities: the UH-Hilo federal building to house federally-funded science programs, and the Institute for Astronomy Hilo building for the relocation of astronomy programs from the UH Manoa campus on the Island of Oahu. Because of tight budget constraints, the university has agreed to consolidate these two buildings into a single, coordinated facility for which I ask the subcommittee's assistance today. The university recommends the construction of a federal building at University Park on the UH Hilo campus out of which federally-subsidized astronomy and science programs and related federal agencies would operate.

U.S. Representative Patsy T. Mink (2nd-HI)  
Page 3

Mr. Chair, under Section 11(b) of the Public Buildings Act of 1959 (40 U.S.C. 610), Congress may direct the Administrator of General Services to investigate the need and feasibility of a project and require a prospectus within a reasonable time. I respectfully request a Committee 11(b) resolution in accordance with the process to obtain approval for this much needed and long awaited project. I would also like to ask that this resolution require a prospectus within 60 days.

The proposal calls for a federal complex of approximately 80,000 square feet, consisting of 40,000 square feet for the UH-Hilo federal structure and 40,000 square feet for the Institute for Astronomy. The facility will allow for highly specialized computer equipment, machine shops, library space, meeting rooms and other common rooms. Estimated construction costs are \$20 million plus an additional \$3 - 5 million in equipment expenses.

Requests for funding have been successful. Under the Fiscal Year 1993 Treasury, Postal Service and General Government Appropriations bill, \$1.5 million was allocated for this project's planning and design. \$4.187 million has been appropriated for this project by the State of Hawaii. The University of Hawaii plans to request an additional \$6.976 million in the next budget cycle. All monies appropriated by the State will serve as the State match.



U.S. Representative Patsy T. Mink (2nd-HI)  
Page 4

Mr. Chair, the subcommittee's support of this project would greatly assist our outstanding astronomy programs which are in the world class category. The world's largest telescope sitting atop Mauna Kea on the Big Island recently captured striking images of comet fragments bombarding Jupiter. The new building would further such high-quality research and increase the capacity for technological development by serving as sea-level base support for the Gemini 8-Meter Telescope (a partnership between the U.S., U.K., Canada, Chile, Brazil and Argentina), Smithsonian Astrophysics Submillimeter Array Telescope, Mauna Kea Observatory (National Oceanic and Atmospheric Administration), Mauna Loa Solar Observatory (Center for Atmospheric Research, National Science Foundation) and the Director's office of the National Biological Survey.

I thank you once again, Mr. Chair, and members of the subcommittee, for your attention to this worthy project. A new federal building in Hilo would benefit not only the people of Hawaii, but the federal programs that serve them as well.

PATSY T. MINK  
SECOND DISTRICT HAWAII

WASHINGTON OFFICE  
RAYBURN HOUSE OFFICE BUILDING  
WASHINGTON, DC 20515-1102  
(202) 225-4906  
FAX (202) 225-4987

DISTRICT OFFICE  
5104 PRINCE KUNIO FEDERAL BUILDING  
P.O. BOX 50124  
HONOLULU, HI 96850-4977  
(808) 541-1988  
FAX (808) 538-0233

**Congress of the United States**  
**House of Representatives**  
**Washington, DC 20515-1102**

June 26, 1994

COMMITTEE ON STEERING  
AND POLICY

COMMITTEE ON BUDGET

COMMITTEE ON EDUCATION  
AND LABOR

SUBCOMMITTEES

ELEMENTARY, SECONDARY & VOCATIONAL EDUCATION  
POSTSECONDARY EDUCATION  
LABOR-MANAGEMENT RELATIONS

COMMITTEE ON NATURAL RESOURCES

COMMITTEE ON GOVERNMENT OPERATIONS  
(101118/01)

The Honorable James A. Traficant, Jr.  
Chairman  
House Public Works Subcomm.  
Public Bldgs and Grounds  
B376 Rayburn HOB  
Washington, D.C. 20515

Dear Mr. Chair:

RE: Request for Survey  
Proposed Geo-Science Building  
University of Hawaii, Hilo, Island of Hawaii

The sole federal building on the Island of Hawaii, built in 1917, stands in Hilo and houses a number of agencies such as the Army Recruiting Office, the Federal Bureau of Investigation, and the Internal Revenue Service. Several major federally-funded research projects are located in inadequate facilities in Hilo, significantly impairing efficiency and productivity and limiting expansion of these projects.

I am writing to respectfully urge your support in requesting the General Services Administration (GSA) to conduct an 11(b) survey on the need for a federal geo-science building to be located at the University of Hawaii (UH), Hilo, Big Island of Hawaii. The purpose of this facility will be to combine two entities originally proposed as separate: the UH Hilo building and the Institute for Astronomy (IFA) Hilo building.

It was proposed that federally-subsidized astronomy and geo-science programs would operate out of the UH Hilo building, for which Congress allocated \$1.5 million under the Fiscal Year 1993 Treasury, Postal Service Appropriations bill to fund its planning and design.

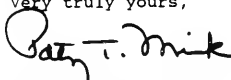
Astronomy programs currently being conducted on Mauna Kea, Big Island of Hawaii, were to be relocated from the Island of Oahu to the IFA Hilo building, for which the State of Hawaii appropriated \$4.187 million for construction and design costs.

The Honorable James A. Traficant, Jr.  
Chairman  
June 26, 1994  
PAGE 2

The combined proposal now calls for a university complex of approximately 80,000 square feet -- 40,000 square feet for the UH-Hilo federal facility and the common rooms and 40,000 square feet for IFA programs. Construction of the proposed combined facilities is estimated at \$20 million plus \$3 to 5 million for equipment. State funds appropriated toward the IFA project will be used as a state match towards the combined facility; the UH is planning to request from the State an additional \$6.976 million for this project.

Accordingly, I ask for your support in approving my request that GSA do a survey on the need for a new federal facility in Hilo. Thank you for your assistance in this matter.

Very truly yours,

A handwritten signature in dark ink, appearing to read "Patsy T. Mink". The signature is fluid and cursive, with the first name "Patsy" being more prominent.

PATSY T. MINK  
Member of Congress

*Not the record*

## University of Hawaii at Manoa

**Institute for Astronomy**

2680 Woodlawn Drive • Honolulu, Hawaii 96822

Telex: 723-8459 • UHAST HR

Office of the Director

July 25, 1984

The Honorable Patsy T. Mink  
Room 2135 Rayburn House Office Building  
U.S. House of Representatives  
Washington, D.C. 20405

Dear Congresswoman Mink,

I am writing to express my strong support for your request to the Committee on Public Works and Transportation, Subcommittee on Public Buildings and Grounds for a Committee 11(b) resolution to direct the Administrator of General Services to investigate the need and feasibility of a federal building in Hilo, Hawai'i. The Big Island of Hawai'i has only one federal building, built in 1917. However over the last 25 years there has been a huge increase in research facilities drawn by the natural resources of the Big Island - astronomy on Mauna Kea has grown to where capital investment in telescopes there now exceeds a half billion dollars and other areas such as atmospheric, oceanographic, volcano and renewable energy research are now booming. In all of these research areas there is a substantial US federal component; astronomy alone includes the UH operation of the NASA Infrared Telescope Facility, the Hawai'i antenna of the Very Long Baseline Array, the Gemini northern 8 meter telescope, the Smithsonian Submillimeter Array Telescope and the NASA participation in the W. M. Keck Observatory and one should anticipate similar growth in the other areas. However it is already apparent that there is a pressing need for specialized research space to house the sea level support facilities for federal research facilities already in operation or now being developed on the Big Island. I understand that the University of Hawai'i at Hilo has submitted more detailed information regarding these requirements.


The development of the University Park at the University of Hawai'i at Hilo offers an extraordinary opportunity to leverage federal funds in the realization of an international research community within the park. The British Joint Astronomy Center (with Canadian and Netherlands participation) is already in operation within the park and both the Caltech Submillimeter Observatory and Japan's Subaru Telescope will build headquarters there.

(2)

The State of Hawai'i has appropriated funds for planning, design and construction of an Institute for Astronomy Mauna Kea Headquarters facility in the park. It is critically important that federal space be made available within the park to support US astronomy and related research facilities underway on the Big Island.

Please do not hesitate to let me know if I may be of further assistance in this matter.

Sincerely



Donald N.B. Hall,  
Director

Mr. TRAFICANT. I'd like to move forward with several other bills before we move into the other meat of the business here. This is a name bill, H.R. 4772, for our distinguished former colleague Walter B. Jones.

Congressman Jones brought great skill, knowledge, and accomplishments to his long career in Congress, which began in 1966 with a special election and ended in 1992, serving in 13 successive Congresses. Over his long productive career, he made many contributions to Congress, the Nation, and his State of North Carolina. His chairmanship of the Merchant Marine and Fisheries Committee was an example of diligence, hard work, and attention to detail.

He was a very good friend of mine. He took me under his wing and always advised me to keep my mouth shut and I'd do better in the Congress. I loved him dearly and am proud to be associated with this name bill.

[H.R. 4772 follows:]

103<sup>D</sup> CONGRESS  
2<sup>D</sup> SESSION

# H. R. 4772

To designate the Federal building and United States courthouse located at 215 South Evans Street in Greenville, North Carolina, as the "Walter B. Jones Federal Building and United States Courthouse".

---

## IN THE HOUSE OF REPRESENTATIVES

JULY 14, 1994

Mr. TRAFICANT (for himself, Mr. LANCASTER, and Mrs. CLAYTON) introduced the following bill; which was referred to the Committee on Public Works and Transportation

---

## A BILL

To designate the Federal building and United States courthouse located at 215 South Evans Street in Greenville, North Carolina, as the "Walter B. Jones Federal Building and United States Courthouse".

1       *Be it enacted by the Senate and House of Representa-*  
2       *tives of the United States of America in Congress assembled,*

3       **SECTION 1. DESIGNATION.**

4       The Federal building and United States courthouse  
5       located at 215 South Evans Street in Greenville, North  
6       Carolina, shall be known and designated as the "Walter  
7       B. Jones Federal Building and United States Court-  
8       house".

1 **SEC. 2. REFERENCES.**

2 Any reference in a law, map, regulation, document,  
3 paper, or other record of the United States to the Federal  
4 building and United States courthouse referred to in sec-  
5 tion 1 shall be deemed to be a reference to the “Walter  
6 B. Jones Federal Building and United States Court-  
7 house”.



Mr. TRAFICANT. The gentleman from Tennessee?

Mr. DUNCAN. Well, thank you, Mr. Chairman. I, too, knew Mr. Jones. He was a very nice man and I think very deserving of this honor.

Mr. TRAFICANT. I'd like to ask unanimous consent that the statement of Congressman Martin Lancaster, who now currently represents the district held for many years by Chairman Jones, and the statement of Congresswoman Eva Clayton be placed and spread across the record. Without objection, so ordered.

[The prepared statements of Mr. Lancaster and Mrs. Clayton follow:]

*Jim Lancaster*

Congressman Martin Lancaster

Statement on H.R. 4772, Walter B. Jones  
Federal Building and United States Courthouse

Subcommittee on Public Buildings and Grounds  
Committee on Public Works and Transportation

July 26, 1994

Mr. Chairman, I am pleased to join with you on your bill, H.R. 4772, to honor our late friend and colleague Walter B. Jones by naming the Federal Building and United States Courthouse in Greenville, North Carolina, for him.

Walter Jones served the people of eastern North Carolina in this House from February 1966 until his death in September 1992. Early in 1992, he had announced his intention to retire from public life at the end of the year; because of his untimely death, his colleagues of the House did not have the normal opportunity to let him know what he meant to them.

During his twenty-six years in Washington, he demonstrated time and again that he considered his duty to his constituents to be his highest priority. The people of the former First Congressional District sensed his love for them, and they returned that love in many forms and on numerous occasions.

Walter Jones had many legislative achievements in this House. For example, he was the sponsor of the landmark Oil Pollution Act, Congress' response to the Exxon Valdez oil spill. He chaired the Merchant Marine and Fisheries Committee for a dozen years and led that panel in a quiet but effective way. He was known for his bipartisan fairness in his leadership of the Committee.

When I came to the House in 1986, Walter Jones was quick to befriend me and was always ready to offer guidance and advice when I sought it. In 1992, when it became apparent that redistricting would bring many of his constituents into my new Congressional District, he diligently helped me become known to his many, many supporters and friends.

It is altogether fitting that this House honor Walter by passing this legislation. Mr. Chairman, I congratulate you on your bill and pledge my full support for it.

*For the Record*

STATEMENT OF CONGRESSWOMAN EVA CLAYTON  
BEFORE THE SUBCOMMITTEE ON PUBLIC BUILDING AND GROUNDS  
Tuesday, July 26, 1994

I am pleased to come before the Subcommittee on Public Buildings and Grounds to speak on behalf of the constituents of the First Congressional District of North Carolina in honoring Congressman Walter B. Jones. To name a building after him is a gesture which will be appreciated by all those people served by Congressman Jones during his tenure in the House of Representatives.

Congressman Jones was elected to the House of Representatives in 1966 and served so ably for twenty-six years. During that time he served as Chairman of the House Merchant Marine and Fisheries Committee from 1981 until his death in 1992. This was a post he held with pride because much of his district was coastline and this enabled him to respond to the concerns of much of his constituency.

Walter Jones loved the state of North Carolina -- he loved the people of North Carolina. His goal was to be responsive to those people who elected him because they trusted him. He worked for the farmers, the businessmen, the veterans, the elderly, and all other constituents alike. No constituent problem was too large or too small for him to try to try to resolve. He was admired by his constituents for just that reason -- that he was responsive to their needs and would go the extra mile to assist anyone who called on him. He knew no boundaries in his efforts to help -- he was a willing listener and a friend to all.

I share in this tribute to my predecessor and am proud to be a cosponsor of H.R. 4772 to designate the Federal Building and U.S. Courthouse in Greenville, North Carolina, as the Walter B. Jones Federal Building and Courthouse.

Mr. TRAFICANT. Now I'd like to introduce H.R. 4727, a bill to designate the Federal building at 125 Market Street, Youngstown, Ohio as the Thomas D. Lambros Federal Building. I'm very honored to introduce this legislation. It's a privilege to acknowledge the contributions of Judge Lambros.

In 1960, Judge Lambros was elected for his first judgeship and served in the judicial system for over 30 years. Judge Lambros established a voluntary public defender program to provide for counsel to indigent defendants. His work in this area preceded the landmark Supreme Court decision *Gideon v. Wainwright*, which guaranteed free counsel to indigent defendants. Nominated to the Federal bench by President Lyndon Johnson in 1967, Judge Lambros was confirmed by the U.S. Senate in August of that year.

Judge Lambros embraces the rule of law: human rights and social justice for all citizens. I'm gratified and pleased to introduce and support this legislation. Judge Lambros is a tremendous judge. He's made a tremendous reputation for fairness in the Cleveland area in the Northern District Court of Ohio, and this is very fitting.

[H.R. 4727 follows:]

103D CONGRESS  
2D SESSION

# H. R. 4727

To designate the Federal building located at 125 Market Street in Youngstown, Ohio, as the “Thomas D. Lambros Federal Building”.

---

## IN THE HOUSE OF REPRESENTATIVES

JULY 12, 1994

Mr. TRAFICANT introduced the following bill; which was referred to the Committee on Public Works and Transportation

---

## A BILL

To designate the Federal building located at 125 Market Street in Youngstown, Ohio, as the “Thomas D. Lambros Federal Building”.

1 *Be it enacted by the Senate and House of Representa-*  
2 *tives of the United States of America in Congress assembled,*

3 **SECTION 1. DESIGNATION.**

4 The Federal building located at 125 Market Street  
5 in Youngstown, Ohio, shall be known and designated as  
6 the “Thomas D. Lambros Federal Building”.

7 **SEC. 2. REFERENCES.**

8 Any reference in a law, map, regulation, document,  
9 paper, or other record of the United States to the Federal  
10 building referred to in section 1 shall be deemed to be

1 a reference to the “Thomas D. Lambros Federal Build-  
2 ing”.

Mr. TRAFICANT. The gentleman from Tennessee?

Mr. DUNCAN. Well, thank you, Mr. Chairman. I don't know Judge Lambros, but based on what you say, he has had a very distinguished career, and I like the idea of people who do good things before they're ordered to do so by the Supreme Court. So it sounds like he's been an outstanding judge, and I would be happy to lend my support to your bill.

Mr. TRAFICANT. I appreciate it. And he's also expedited a docket up there through some managing that is also quite progressive. But I agree with you about those who do things and initiate things, and Judge Lambros is certainly one of those kind, and I recommend the bill.

[H.R. 4812 follows:]

103D CONGRESS  
2D SESSION

# H. R. 4812

To direct the Administrator of General Services to acquire by transfer the Old U.S. Mint in San Francisco, California, and for other purposes.

---

## IN THE HOUSE OF REPRESENTATIVES

JULY 21, 1994

Mr. MINETA (for himself and Ms. PELOSI) introduced the following bill; which was referred to the Committee on Public Works and Transportation

---

## A BILL

To direct the Administrator of General Services to acquire by transfer the Old U.S. Mint in San Francisco, California, and for other purposes.

1       *Be it enacted by the Senate and House of Representa-*  
2       *tives of the United States of America in Congress assembled,*

3       **SECTION 1. OLD U.S. MINT, SAN FRANCISCO, CALIFORNIA.**

4       Not later than 1 year after the date of the enactment  
5 of this Act, the Administrator of General Services shall  
6 take such actions as may be necessary to acquire by trans-  
7 fer, without consideration, the property referred to as the  
8 “Old U.S. Mint”, located at Fifth and Mission Streets in  
1 San Francisco, California, together with any improve-  
2 ments, structures, and fixtures located on the property.



Mr. TRAFICANT. I'd like to now call on the Deputy Administrator of General Services Administration, Ms. Julia Stasch, who's the Deputy Administrator of GSA, has done a great job, and David Bibb, the Deputy Commissioner of the Public Buildings Service. They're speaking relative and testifying relative to H.R. 4812. This is the transfer of the Mint to the General Services Administration.

Ms. Stasch, Mr. Bibb, welcome to the committee.

**TESTIMONY OF DAVID L. BIBB, DEPUTY COMMISSIONER, PUBLIC BUILDINGS SERVICE, GENERAL SERVICES ADMINISTRATION, AND JULIA STASCH, DEPUTY ADMINISTRATOR, GENERAL SERVICES ADMINISTRATION**

Ms. STASCH. Good morning, Mr. Chairman, Members of the committee. Mr. Bibb is our principal witness today. I'm here in response to an indication that the hearing itself may range across a broader spectrum of issues. We're both pleased to be here and will respond not only to the issues raised about this bill, our 1995 leasing program, but also be prepared to respond to a range of questions about GSA initiatives at this time.

Mr. Bibb has an opening statement.

Mr. BIBB. Good morning, Mr. Chairman, Members of the subcommittee. Ms. Stasch and I thank you for the opportunity to appear before you today to discuss our fiscal year 1995 leasing program and the Old U.S. Mint Building in San Francisco. With your permission, Mr. Chairman, I'd like to make a few abbreviated opening remarks in lieu of my prepared statement, which I have furnished to the committee for the record.

Mr. TRAFICANT. Without objection, your prepared statement will appear in the record.

Mr. BIBB. The leasing program, which we'll get to after the discussion on the Mint, includes 26 prospectuses for fiscal year 1995. Some of these prospectuses propose increased flexibility to examine other acquisition strategies in addition to leasing when, based on our preliminary analysis, a requirement appears to indicate that Government ownership would be advantageous.

It's important to us today, Mr. Chairman and Members of the subcommittee, that the 26 lease prospectuses be approved so that we can continue to meet the housing needs of our client agencies. GSA is currently reengineering the process for conducting its leasing program, and these processes include proposals intended to reduce the time associated with the procurement of space for our client agencies.

With regard to the Old U.S. Mint Building in San Francisco, GSA supports efforts on behalf of this historic building. GSA is a leader in the preservation of structures which contribute significantly to our Nation's historic and cultural legacy. Actions to preserve and enhance that legacy are extremely important to our Nation's heritage. Consequently, we support the concept of the proposed transfer of the Mint from the Department of the Treasury to the GSA. We look forward to planning and executing a renovation and seismic strengthening project for the building.

Again, Mr. Chairman, thank you for inviting us to appear before the subcommittee today. We appreciate the subcommittee's con-

tinuing interest in our program, and we'd be happy to answer any questions you may have.

Mr. TRAFICANT. We have a Member of Congress here. I'd like to excuse the panel briefly, and to invite Congresswoman Pelosi from California to present her testimony, and then we will resume. Thank you very much.

We now welcome the distinguished colleague from California, Representative Nancy Pelosi.

Nancy, good to see you again.

### **TESTIMONY OF HON. NANCY PELOSI, A REPRESENTATIVE IN CONGRESS FROM THE STATE OF CALIFORNIA**

Ms. PELOSI. Thank you very much, Mr. Chairman, for the opportunity to testify here this morning. I thank the Members of the committee and Mr. Duncan as well.

If the committee rules allow, I would like to commend the two United States Senators from California for their efforts on behalf of the legislation I'm here to testify on, particularly our former colleague, Congresswoman Barbara Boxer, who has a companion bill in the Senate and is working with the Chairman of the full committee, Mr. Mineta, who is the author of this legislation. I have been asked to testify about it, and I appreciate this opportunity.

This is about the Old Mint Building, which was constructed between 1869 and 1874. Its nickname is "the Granite Lady," being one of the first stone buildings completed in San Francisco, and now remaining as the city's oldest stone structure. It has stood fast through the passage of time, surviving the earthquake and fire that devastated much of San Francisco in 1906. It is now on the National Register of Historic Places and has been designated a National Landmark Building. Today it houses the Old Mint Museum, where thousands of tourists and school children visit each year, and various administrative offices for the San Francisco Mint.

In December of last year, suddenly and without warning, the Old Mint Museum was closed by the Treasury Department, which cited an engineering report conducted to study the damage caused by the Loma Prieta earthquake of 1989. The study concluded that the Granite Lady was no longer adequate to protect the basic life, safety, and health of employees and visitors.

Now that it approaches its 120th birthday this November, the Granite Lady needs our help. The National Trust for Historic Preservation has designated the Old Mint as one of the Nation's most endangered landmarks. The San Francisco community, including its elected officials, historic preservationists, major newspapers, and the school children who have held bake sales and letter-writing campaigns, all have banded together to keep the Old Mint Museum open. But, ultimately this is a Federal responsibility. As a National Historic Landmark, this building will not be torn down, nor can it remain a potential life-threatening hazard to the community.

Therefore, Senator Boxer, who has been exceptional in her leadership on this issue, has said in introducing her legislation in the Senate, "It is our responsibility to find a way to ensure that it will be repaired." The legislation before you is a simple transfer of title from the Treasury to the GSA to accomplish the goal of rehabilitat-

ing the Old Mint. I urge the adoption of this bill as we're facing deadlines for closure from the Treasury Department.

Thank you very much for your consideration of this request, Mr. Chairman.

Mr. TRAFICANT. Mr. Duncan.

Mr. DUNCAN. I don't have any questions, Mr. Chairman. It's an honor to have Ms. Pelosi here.

Thank you very much for coming this morning.

Ms. PELOSI. Thank you, Mr. Duncan. I'm sorry to have disrupted the testimony of the witnesses who were here, but in order for them to have a longer time to hear your questions, I was pleased to proceed.

Mr. TRAFICANT. I want to thank the gentlewoman from California, and this matter will be taken to the full committee on Thursday. Thank you.

Ms. PELOSI. Thank you very much, Mr. Chairman, Mr. Duncan.

Mr. TRAFICANT. We'll be submitting our questions on this matter to you, if we can, for response, and we would just forego any questions on that matter today.

Does the gentleman from Wisconsin wish to make any statement?

Mr. PETRI. No, thank you, Mr. Chairman.

Mr. TRAFICANT. At this point, I'd like to thank the staff in the General Services Administration for the time and attention they've given to developing the prospectuses and preparing for this hearing.

I'll state again, as I've been stating for almost two years, the Chairman of this subcommittee and the Members of this subcommittee strongly encourage, support, and endorse efforts to more efficiently and effectively acquire real estate. H.R. 2680, the scoring bill, is a sign of the committee's intent and tenacity in the matter. We plan to complete action on the bill H.R. 2680 this session.

With regard to real estate financing, the subcommittee Members have been confronted with less than the best or even second-best financing alternatives. My comments are no slap in the face to the administration of the General Services Administration. I don't want these comments to be taken personally by the Administrator, the deputy, Mr. Kimbrough, Mr. Bibb, or anyone. I think it's important to know that for some time we have been leasing property that has not been cost-effective for the American taxpayer.

Right now, ladies and gentlemen, the real estate activity of the United States taxpayer is being handled by the Office of Management and Budget, and the Constitution doesn't allow for that. The Constitution mandates that the people govern through an elected representative Congress. That's what we are, and we're going to take back that responsibility. We're certainly not going to continue to endorse this process.

This year's leasing package brings with it a price tag of almost \$3.4 billion. In today's budget climate, with competing interests ranging from health care to space exploration, it is unreasonable for this subcommittee to authorize this huge expenditure when more efficient use of scarce taxpayer dollars is required and would be available through the provisions of H.R. 2680.

Therefore, I've decided not to take action on these lease prospectuses. I believe it's the first time in the subcommittee's history that we have not authorized leasing. We've become a rubber stamp, and we're wasting taxpayers' dollars. GAO had evaluated 40 projects and found that, over a period of 30 years, the waste to the American taxpayers was \$12 billion. I can't continue nor will continue to rubber stamp requests for lease spending simply because Congress has been stripped of its ability to evaluate a full range of funding strategies. I continue to believe there's a better way to finance real estate.

Various GAO empirical studies support our position and reinforce my decision not to act on the leasing package of prospectuses. Furthermore, I intend to send a letter—you're welcome to see this letter—to OMB Director Alice Rivlin focusing on this \$3.4 billion rent bill and once again urging that OMB invest in real estate rather than simply pay a rent bill.

Not all of one subcommittee is here, and it's a small subcommittee. It's basically been seen as "naming buildings, presiding over certain exercises to construct buildings." This subcommittee has distinguished itself in saving an awful lot of money in Atlanta and in other places. But we're at a crossroad here.

I feel very strongly that OMB is starting, and is in fact running our real estate program, and it has gone to hell. I'm sure there are other people on this subcommittee and the full committee and in the Congress who could take issue with this. I don't mean to be an obstructionist, but I personally cannot support and authorize these leases. It's not good business. I'm not going to do it.

Ms. Stasch, Mr. Bibb, no reflection. I think you have your hands tied behind your back in the real estate market and we want to take those ties off. We have confidence you can do a great job maximizing the people's dollar here.

I don't think anybody in this Congress has been more of a fighter for the taxpayer than the distinguished gentleman from Tennessee. I yield to Mr. Duncan.

Mr. DUNCAN. Well, thank you very much, Mr. Chairman, and I want to say that I did not know that you were going to make these comments this morning, but I certainly am pleased that you have done so.

I have been on this subcommittee for the entire time I have been in the Congress, which is going on six years now, because I came on after a special election, and I have been disturbed since that time that just billions and billions of dollars have gone through this subcommittee for construction costs and leases and many other things, without any real detailed look at them by this committee.

So I have expressed that on numerous occasions, and I feel that once you assumed the chairmanship of this subcommittee, that some changes were made. And over the last couple of years, I think this subcommittee has done more to become an effective and active subcommittee and not a rubber stamp than probably at any time in its history.

We have looked, I think, very closely at many of the Federal courthouse projects, and that is an issue that has reverberated across this Nation, and it's received a great deal of attention in the Senate, and we've also looked at some other very large projects

that didn't involve courthouses, such as the project in Atlanta, the new Secret Service headquarters, and many, many others that I could mention, but I won't do so at this time.

But as you stated just a few moments ago, the leases today involve almost \$3.4 billion, and I think we would be shirking our duty to the taxpayers of this country if we did not look at some of these leases closely and the prices paid and the commissions being paid and who these leases are going to and things of that nature, just to make sure that the taxpayers are getting their money's worth.

And I would say this: I personally have been so very impressed by Administrator Johnson and especially by Ms. Stasch and David Bibb also, and so I think they have done an outstanding job. But like they have a job to do, and they seem to be doing it well, we have a job to do, too, on this subcommittee. So I think that that's basically what you're saying, that this subcommittee is going to try as best it can to do its job and look closely at some of these things that maybe haven't really been looked into too much in the past.

So I commend you and salute you, and I will support your efforts.

Mr. TRAFICANT. I appreciate it. We're going to have to mobilize some activity and hopefully be able to report H.R. 2680 to the floor, pass H.R. 2680, get some help in the other body, knowing full well we'll be opposed by the Office of Management and Budget, who has once again looked at the short term and tried to make deficits look rosier than they really are, with the outyears building tremendous debt for this Nation.

And we're the policy planners. I'm under the impression that we govern. That's why we're elected to govern, and we have delegated to the Executive Branch so many decisions, I don't think we govern anymore. I'm hoping that the Congress will support our efforts, and I know we're going to have to work on each side of the aisle to do this, because there's going to be an awful lot of push coming from the top down here.

I want to also associate myself with your remarks about Ms. Stasch, Mr. Bibb, Mr. Kimbrough, Administrator Johnson. This is no slight of the performance in their behalf, and we are appreciative of their performance and the frankness by which it has evolved for us.

We have a colleague from New York that has come in, who has a specific purpose here today—a new bride, beautiful, whose seat was previously held by her father, which may be the only rival she's had in beauty and ability. [Laughter.]

Mr. TRAFICANT. We love them dearly.

Ms. MOLINARI. I'm sure he'll be thrilled to hear that.

Mr. TRAFICANT. And all of the Government up there saying, "Boy, that Molinari's doing a job in New York." So I will recognize the gentlewoman from New York.

Ms. MOLINARI. Well, I thank you very much, Mr. Chairman, and I thank you for indulging me this morning, and my colleagues, in particular the ranking Member, Mr. Duncan, for allowing me to come to this markup this morning to discuss an important matter that affects my congressional district, but I think really brings into light some potentially serious problems that GSA is having with re-

gard to their leasing capabilities. I realize that you have many items on the agenda, so I'll be very brief.

Last year the Navy Exchange Service Command, or NEXCOM, as we call it, relocated from Staten Island to Virginia Beach. It did so by signing a multiyear lease with a private landlord. When I questioned the authority of NEXCOM to make such a commitment, GSA informed me that NEXCOM had general leasing authority to enter into these long-term leases.

Now, a year later, I was responded to by the General Services Administration as a Member of Congress. It took a full year to get the reply that said that NEXCOM did not have the authority, and GSA so advised NEXCOM of this. This error, I believe, has been compounded by GSA now trying to fix the problem by granting a delegation of leasing authority retroactive to March 1993 to NEXCOM.

With GSA's leasing program under consideration this morning, I believe that this committee and this Congress needs assurances that other Federal agencies are not engaged in unauthorized leasing activity, and that GSA is properly managing this very important and potentially very costly program.

GSA is charged with essential management of leasing general purpose office space for the Federal Government. That responsibility clearly cannot and should not be taken lightly, including the granting of retroactive delegations. If delegations are to be granted, then the agency needs to reassure that GSA rules and regulations are properly adhered to and that no favoritism is shown in taking one leased building over another.

Mr. Chairman, for the record, I'd like to submit record copies of correspondence from GSA as well as the delegation of leasing authority, and it states quite clearly that there was a lot of confusion over GSA, even though it was a point that was historically raised by myself, by the borough president, by the governor, and by both United States Senators, and yet it took a year for GSA to focus in on this problem, and now their only solution is to allow that lease to be delegated retroactively. It concerns me greatly.

[The information follows:]



Administrator  
General Services Administration  
Washington, DC 20405

June 27, 1994

The Honorable Susan Molinari  
House of Representatives  
Washington, DC 20543-3213

Dear Representative Molinari:

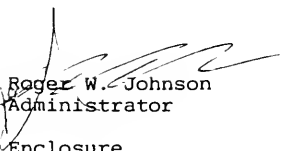
Last year you wrote to the General Services Administration (GSA) about a lease which the Navy Exchange Service Command (NEXCOM) was negotiating in Virginia Beach, VA. In our response to you dated May 26, 1993, we indicated that NEXCOM had its own leasing authority. This position was based on information our Public Buildings Service had received from NEXCOM.

Rear Admiral J. T. Kavanaugh of NEXCOM wrote GSA on April 6, 1994, advising of NEXCOM's intention to lease additional space in Virginia Beach. This prompted us to further investigate the authority of NEXCOM to acquire space. GSA's Office of General Counsel examined the question of NEXCOM's leasing authority and determined that NEXCOM does not have the authority to enter into a multi-year lease for general-purpose office space absent a specific delegation of leasing authority from GSA. In this case, there was no such delegation from GSA to NEXCOM. Therefore, NEXCOM was neither authorized to enter into the long-term lease in Virginia Beach nor did it have the authority to execute the option for expansion space referenced in its April 6, 1994, letter to GSA.

We have informed the Secretary of the Navy of our recent review and determination (letter enclosed). We have granted the Department of the Navy a delegation of leasing authority which will permit NEXCOM to ratify its unauthorized lease agreements in accordance with the principles set forth in section 1.602-3 of the Federal Acquisition Regulation or to take other appropriate action with respect to these transactions.

If you have any questions, please have a member of your staff contact Mr. Robert J. DiLuchio, Assistant Commissioner for Real Property Development, Public Buildings Service, on (202) 501-1025.

Sincerely,

  
Roger W. Johnson  
Administrator

Enclosure



Deputy Administrator  
General Services Administration  
Washington, DC 20405

June 17, 1994

The Honorable John H. Dalton  
Secretary of the Navy  
Washington, DC 20350-1000

Dear Mr. Secretary:

I am writing in response to the letter of April 6, 1994, from Rear Admiral J.T. Kavanaugh, Navy Exchange Service Command (NEXCOM) informing the General Services Administration (GSA) of NEXCOM's intention to exercise an option for additional leased space in Virginia Beach, VA (copy enclosed). Admiral Kavanaugh's letter assumes that NEXCOM has appropriate authority to exercise the option. We understand that the option has been exercised.

NEXCOM's authority to enter into a lease was questioned by Representative Susan Molinari in a May 7, 1993, letter to GSA. In preparing GSA's response, our Public Buildings Service contacted Captain Joseph Loyacano of NEXCOM and was advised that NEXCOM had its own leasing authority and that NEXCOM had entered into a long-term lease in Virginia Beach. Based on NEXCOM's advice, GSA responded to Representative Molinari by letter dated May 26, 1993, stating that since NEXCOM had independent leasing authority, GSA had neither the authority to oversee the awarding of the lease nor the authority to review the lease documents.

Admiral Kavanaugh's April 6, 1994, letter was referred to GSA's Office of General Counsel for reply. The Office of General Counsel independently examined the question of NEXCOM's leasing authority and, based upon its research, determined that NEXCOM does not have the authority to enter into a multi-year lease for general purpose office space absent a specific delegation of leasing authority from GSA. In this case, there has been no such delegation from GSA to NEXCOM. Therefore, NEXCOM was neither authorized to enter into the long-term lease in Virginia Beach nor did it have the authority to execute the option for the 18,000 square foot annex building referenced in its April 6 letter.

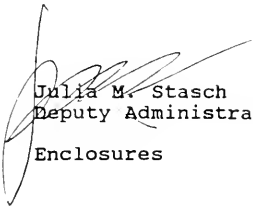
In order to enable NEXCOM to ratify its unauthorized lease agreements in accordance with the principles set forth in section 1.602-3 of the Federal Acquisition Regulation or to take other appropriate action with respect to these transactions, a



- 2 -

delegation of lease acquisition authority retroactive to March 1, 1993, is enclosed. If you have any questions regarding this delegation, please have a member of your staff contact Mr. Robert J. DiLuchio, Assistant Commissioner, Office of Real Property Development, Public Buildings Service, on (202) 501-1025.

Sincerely,



Julia M. Stasch  
Deputy Administrator

Enclosures

### Delegation of Lease Acquisition Authority

Pursuant to the authority vested in the Administrator of General Services by the Federal Property and Administrative Services Act of 1949, 63 Stat. 377, as amended, authority is hereby delegated effective March 1, 1993, to the Secretary of the Navy, to perform all functions related to the leasing of approximately 93,000 square feet of general purpose office and related space for the Navy Exchange Service Command (NEXCOM) in Virginia Beach, VA. The lease term, including all options, may not exceed 20 years.

This delegation of authority is subject to the following conditions:

1. The authority to lease may be redelegated only to those Department of the Navy (Navy) officers, officials, and employees who have been adequately trained as lease contracting officers.

2. This authority may not be used to relocate employees from federally owned or leased space unless prior written approval has been requested and received from the Assistant Regional Administrator, Public Buildings Service (3P), General Services Administration, 100 Penn Square East, Philadelphia, PA 19107.

3. Navy will make every reasonable effort to utilize the above-described premises in accordance with the Federal Property Management Regulations, Temporary Regulation D-76 (41 CFR 101-17, dated August 26, 1991), or its succeeding regulation.

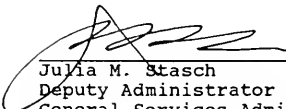
4. The following information on the lease will be provided to the Assistant Commissioner, Office of Real Property Development (PQ), Public Buildings Service, General Services Administration, Washington, DC 20405: name and address (or description) of leased facility, total square footage leased (including method of measurement used), annual rental, estimated cost of services and utilities to be paid separately by the Government (if any), and the terms of the lease, including any cancellation or renewal rights.

5. If the annual rental for any lease contract, excluding services and utilities, exceeds \$1.6 million (indexed), a prospectus for this acquisition must be approved by the Office of Management and Budget and the Congress. In this circumstance,

- 2 -

Navy must provide to the regional Facilities Planning Staff (3PL), General Services Administration, 100 Penn Square East, Philadelphia, PA, 19107, the following: name and telephone number of the Navy individual to coordinate with GSA in preparing the prospectus project, description, cost estimate (including supporting documentation), input for present value analysis, and housing plan.

The authority granted herein shall be exercised in accordance with the requirements and limitations of the Federal Property and Administrative Services Act of 1949, as amended, and other applicable statutes and regulations, including the General Services Administration Acquisition Regulation, and the Competition in Contracting Act.

  
\_\_\_\_\_  
Julia M. Stasch  
Deputy Administrator  
General Services Administration

June 17, 1994  
\_\_\_\_\_  
Date

Ms. MOLINARI. I'm pleased that the Deputy Administrator is here. She's a real estate professional with top-notch credentials, and I would like you to briefly walk me through this transaction and assure me and, I guess, the subcommittee that this current lease was properly competed and that, in GSA's estimation, a reasonable price was obtained for this space, and that you are not just granting this retroactive delegation in order to fix what is an embarrassing problem for GSA.

In closing, Mr. Chairman, I hope that GSA can assist me in the future in real estate issues that affect my district and all of those in our Nation.

Mr. TRAFICANT. Ms. Stasch?

Ms. STASCH. Well, unfortunately, I'm not going to be able to give you that confirmation. This is an embarrassing problem that GSA is trying to make sure does not happen again. I am not going to say that we handled it properly, nor am I going to say that we did anything but make a mistake in relying on an assertion by NEXCOM that they had the authority. It was only when we became aware that they were going to exercise an option for expansion space that our general counsel looked at it more closely, and we realized that our information at that time had not been properly researched, and it was inappropriately forwarded to you.

Here we are a year later. There is not anything that we can do about this procurement, but what we can do is put absolutely all our efforts in place to make sure that it does not happen again, and that is one of the things that we are working very assiduously to do, particularly in the establishment of an office within GSA of Government-wide real property policy. It will not be peopled by individuals who have customer service responsibility. It will be peopled by individuals who have Government-wide policy and oversight responsibility.

Although I'm sorry I cannot provide a more satisfactory response, you have my personal assurance and the assurance of the Administrator and the Commissioner of Public Buildings that this is something that we do not wish to happen again.

Ms. MOLINARI. I appreciate that, and I certainly understand that these things happen, although we were alerting and raising the red flag many, many times because the staff here had done the research and believed that it was not correct.

I guess what I need to know is, if there was some impropriety, not necessarily intentional, on the part of NEXCOM when that move was made, can GSA make some personnel available to at least review the contracting to date to make sure—I know that there may not be anything that can be done, but I would like at least a cursory investigation by GSA that it was just the wrong information or was in fact something more going on there when that lease was acquired and the Navy gave you the wrong information.

Ms. STASCH. We'll do that for you.

Ms. MOLINARI. I appreciate that. I guess at that point, the only other question I have is why GSA felt the need to grant a retroactive delegation of leasing authority once the mistake was found.

Mr. BIBB. We felt that to ensure that the Navy had the legal basis to be under in the contractual arrangement they had and not face potential legal action, that the Government needed to be cov-

ered by a procedural correction to the situation, so we went ahead and retroactively issued the delegation. We felt like the Government would be in an untenable position without that.

Ms. STASCH. Retroactive delegations are not something that we intend to make a standard operating procedure.

Ms. MOLINARI. I think we're all happy to hear that. Staff has asked me to ask this question, and I'm not sure why I'm asking it, but I'll ask it, and you can answer. Is this a prospective threshold lease?

Mr. BIBB. I don't believe it is.

Ms. MOLINARI. And I guess the only other question is, you have stated that you don't intend to do this. Do you know of other instances in which agencies have been given the delegation of leasing authority retroactively, or is this more an exception to the case?

Mr. BIBB. It has happened before. In fact, there are procedures for doing this. As Ms. Stasch has said, we don't want to make it a practice, but it has happened inadvertently before. She testified, I believe, we're taking steps to try to prevent that from occurring again with the establishment of a Government-wide policy office separate from our service arm. But, yes, it has happened. I could provide you more information on that.

Ms. MOLINARI. I'd appreciate that. I would like a rundown of just how often that happens. And I guess, lastly, is there an agency within GSA that does some kind of oversight over these delegations of leases?

Mr. BIBB. There is oversight through our Office of Real Property Development, yes. That will be strengthened through the reengineering efforts we're making.

Ms. MOLINARI. I hope so. Either that, or I can recommend some people who should have a job there. OK. I appreciate that.

Again, Mr. Chairman and Mr. Duncan and Mr. Petri, I appreciate your indulgences on this very parochial matter, but I do think it underlines and highlights a potential problem if GSA were to move down this path.

And if you would indulge me parochially and provide me with that oversight investigation as to how this occurred and why the Navy was providing GSA with the wrong information and just a basic investigation of that transaction.

Ms. STASCH. We'll investigate that for you.

Ms. MOLINARI. I appreciate that very much. Thank you very much.

Mr. TRAFICANT. I want to thank the gentlewoman from New York. There's no doubt about it that I think her questions are right on target. We generally do not support delegation. I don't know how this has all come about, and this subcommittee would like to have this matter clarified completely to the gentlewoman, who can let us know if it's been satisfactorily handled, because we're concerned about it.

And your father's not beautiful. He's handsome. [Laughter.]

Mr. TRAFICANT. Moving on, I didn't mean to bypass the senior Member, but we were getting at a problem that dealt specifically with New York, and is an issue with the gentlewoman from New York and I thought it would be timely to accommodate her.

But back to where we were before. Mr. Petri has been a leader in the Congress for many years. The gentleman from Wisconsin, Mr. Petri. Mr. Petri, do you want to make any comments at all, or do you have any statements that you want to make here today? We didn't mean to bypass you.

Mr. PETRI. I just will say that I do think it's appropriate that you and the committee do kind of a top-to-bottom review of the procedures so that there's a thorough understanding of them and that you're comfortable with the way GSA is managing the lease and purchase and lease-purchase space that the Federal agencies under its area of responsibility operate in.

I myself, while serving on this subcommittee as the ranking Member, was taken aback when I first got into it by the what seemed to be above-market lease arrangements in the Washington area, but that, I will have to admit, was during a swing in the market, and we are a very big factor, as the Federal Government operations sort of dominate the Washington area, so that may account for some of it.

But I do think that I've listened to experts about the relative merits of leasing and purchasing and so on, and it is actually kind of a technical and somewhat complicated and judgmental area, and you're going to have problems whichever way you go, and that's about all I've learned about it.

So I wish you well as you dive deeper into this whole area.

Mr. TRAFICANT. In other words, you're saying that you're glad you don't have to make some of the decisions Julia Stasch has to make. Is that what you're saying, Tom?

Mr. PETRI. I support you in reviewing it. I think it's absolutely appropriate that you do it. I think if there's a high level of unease with the way the GSA is managing property, it ought to either be satisfied or the way it's managed should be changed. And I applaud you for doing your duty.

Mr. TRAFICANT. I appreciate your remarks. We are doing our duty. Everybody says this little subcommittee just names buildings, but there's an awful lot of jurisdiction here, and a lot of it's been let go, really. We're going to try to do what is right. The decisions that Ms. Stasch and Mr. Johnson and Mr. Bibb and Mr. Kimbrough and everybody has to make are also decisions that we have to make. I'm hoping that this issue of not authorizing these leases will force some policy to recognize that the people govern through the Congress, and we set up a program for you to have all the tools to do your job.

This was a decision that was made a year ago, and when I believe I said, that we were not going to continue to be rubber stamps, and I guess that's our position. So we'd like to work closely with you, have you advise us, and we want your help to pass H.R. 2680.

We understand that OMB is not for that bill, and we expect truly a fight, but we plan to bring that fight to the Congress of the United States. That's where I think this decision has to be made, and if Congress is not informed, shame on Congress. It is our job to inform Congress.

Would either of you like to make any closing statement before we move on with our hearing?

Ms. STASCH. I think that you know that Administrator Johnson and I are advocates of bold action on behalf of significant savings, and that advocacy is what really was the catalyst for the acquisition of facilities program which was proposed by GSA. The bulk of the \$3 billion-plus projected cost of the 1995 leasing program is contained in 14 requirements that we had identified as potential candidates for acquisition. The original concept was candidates for acquisition by whatever means of acquisition were the most advantageous at the time.

If it does not undermine your strategy, could I respectfully ask that there be possible consideration made to the 12 lease prospectuses which are not candidates for acquisition?

Mr. TRAFICANT. I would ask for you to submit that in writing to the subcommittee, and I'm not so sure. I'd like to leave the record open as to how I'd answer that. We may want to leave them bundled for strategy reasons.

Now, we don't want to cost the taxpayers money. We don't want to hinder your ability to run your program. We have confidence in you, and I fully endorse the comments made by Mr. Duncan about competency and capability of GSA. This has nothing to do with GSA.

I don't know how we'll respond to your request, because we're going to take a stand. We want to change the scoring rules. We want to give more tools to the GSA, and we haven't been able to effect legislation with this nice little tete-a-tete so far, and we're trying to take the ball.

Mr. BIBB. Mr. Chairman, we will put that in writing, but just to amplify, a dozen of those cases are for shorter-term leases that we don't think there is any reason for ownership. They're eventually going into a federally owned building or the agency is downsizing, so you understand the rationale for that.

Mr. TRAFICANT. If you would submit them in writing as soon as possible, and we will expeditiously handle that concern. Is there any other concern that you have?

[No response.]

Ms. STASCH. Thank you very much.

Mr. TRAFICANT. Does anybody on the subcommittee want to make any comments to this panel before we close this panel? Mr. Duncan?

Mr. DUNCAN. Well, I've already made a statement, Mr. Chairman, and so I do have a couple of questions I'd like to get in. Do you want me to do that now?

Mr. TRAFICANT. I would like to request that maybe we submit our questions to this panel now in writing and then maybe go on with our markup, but if you would prefer to deviate, I would leave it open to the subcommittee. But I'd prefer to do it that way, unless it is pending and real important for you.

Mr. DUNCAN. No, no. That's all right. I would—are you talking about the leases?

Mr. TRAFICANT. Yes.

Mr. DUNCAN. Well, let me just ask one question, then.

I know the bulk of this hearing is concerning the leases, and I made a lengthy statement on that earlier, but I do want to just ask, for the record, we heard some testimony before we got into the

leases about this acquisition of the Mint in San Francisco, and what I'm wondering about is, do either of you have any information on the projected cost of the renovations?

I understand the Treasury Department wants to turn that over to the GSA because they say they don't have the money to renovate the Mint, so they want you all to do it, and what I'm wondering about is how much is this going to cost, and at the end of that, do you plan to then give that building back to the Treasury Department?

Mr. BIBB. The bill, of course, transfers the building to GSA, and we would hope to retain ownership and assigned space in the building. As far as the renovation costs, we have very preliminary estimates on the building. It hasn't been in our inventory, but we've done some studies of the building, which indicate about \$18 million for basic building repair, most of which is seismic work. In addition to that would be, for example, if the entire building were converted to museum use, there would be a cost of about \$8 million to fit out the museum. So it would be \$18 million plus \$8 million, plus design costs.

Mr. DUNCAN. Ms. Pelosi, when she was here, had a statement, and she has some background material attached to her statement, and it says that Bob Mendelsohn, who I understand is a major developer in San Francisco, estimates the total project cost to be \$29 million.

Mr. BIBB. As I said, it would be \$18 million for basic building repairs, if you put a museum in there, that would be about \$8 million, and then you would have to have design and review costs. So there's a range in there, depending on the final use of the building, from \$18 million to about \$28 million or \$29 million.

Mr. DUNCAN. Well, I just like getting specific estimates, because as everybody knows, for so many years in the Federal Government we've been getting low-ball estimates on the front end of these projects, and then we get on into them and we find out that the costs just balloon and greatly exceed the estimates we got on the front end. You're not going to let this happen on this one, are you? [Laughter.]

Mr. BIBB. Ms. Stasch and I will do what we can to make sure that doesn't happen, sir.

Ms. STASCH. No, we'll do better than that.

Mr. DUNCAN. All right.

Mr. TRAFICANT. Is the gentleman from Tennessee suggesting caning? [Laughter.]

I mean, how do we find that out, though? It's a very good point you bring up, and how do we make sure that the figures that we get and that we authorize and then pass on to the appropriators and, once it gets to the appropriators, those numbers become part of Monte Hall's program sometimes?

Mr. BIBB. Our intent would be to submit a prospectus with detailed costs for your consideration. There are no costs, as I understand it, in the transfer bill itself, so you'll get a shot when we have really firmed up the cost.

Mr. DUNCAN. All right. Well, you know from past hearings that cost is what I'm really interested in.

Mr. BIBB. Yes, sir.



Mr. DUNCAN. I'll withhold on anything else at this time, Mr. Chairman. Thank you very much.

Mr. TRAFICANT. I just have one question, just briefly, for the panel. It could be a one-word answer. If H.R. 2680 were enacted, could you save dollars for the American taxpayers?

Ms. STASCH. Yes.

Mr. TRAFICANT. I thank you. Thank you very much for being here today.

[Mr. Bibb's prepared statement follows:]

OFFICIAL

STATEMENT OF  
DAVID L. BIBB  
DEPUTY COMMISSIONER  
PUBLIC BUILDINGS SERVICE  
GENERAL SERVICES ADMINISTRATION  
BEFORE THE  
SUBCOMMITTEE ON PUBLIC BUILDINGS AND GROUNDS  
COMMITTEE ON PUBLIC WORKS AND TRANSPORTATION  
UNITED STATES HOUSE OF REPRESENTATIVES  
JULY 26, 1994

## OFFICIAL

GOOD MORNING MR. CHAIRMAN, AND MEMBERS OF THE SUBCOMMITTEE. THANK YOU FOR THE OPPORTUNITY TO APPEAR BEFORE YOU TODAY TO DISCUSS THE U.S. MINT BUILDING IN SAN FRANCISCO, THE GENERAL SERVICES ADMINISTRATION'S (GSA'S) FISCAL YEAR 1995 LEASE PROGRAM AND OUR ACQUISITION OF FACILITIES PROGRAM.

THE ACQUISITION OF FACILITIES PROGRAM IS AN ENTIRELY NEW INITIATIVE, WITH THE ULTIMATE GOAL OF ENSURING THAT GSA CAN USE THE MARKETPLACE TO DEFINE ECONOMICALLY ADVANTAGEOUS ALTERNATIVES TO LONG-TERM LEASING. WE BELIEVE THE PROGRAM WILL RESULT IN THE ACQUISITION FOR GOVERNMENT OWNERSHIP OF FACILITIES THAT WILL REPLACE MORE COSTLY LEASES.

THIS PROGRAM IS AN ATTEMPT TO ADDRESS THE CRITICISM THAT GSA HAS NOT BEEN ABLE TO RESPOND EFFECTIVELY TO THE REALITIES OF THE CHANGING REAL ESTATE MARKET. IN THE PAST, GSA WAS FORCED TO MAKE PROCUREMENT DECISIONS 2 TO 5 YEARS IN ADVANCE OF THE ACTUAL EXECUTION OF THE PROCUREMENT. THIS LED TO SITUATIONS WHERE GSA WAS BUILDING NEW FACILITIES IN COMMUNITIES WHERE THE COMMERCIAL REAL ESTATE MARKET HAD AN OVER SUPPLY OF EXISTING FACILITIES THAT GSA COULD HAVE, AND PERHAPS SHOULD HAVE, ACQUIRED. AS YOU KNOW, THIS COMMITTEE HAS STRONGLY ENCOURAGED THE DEVELOPMENT OF A PROCESS TO REMEDY SUCH SITUATIONS.

IT IS IMPORTANT TO UNDERSTAND THAT THIS PROGRAM REPRESENTS A NEW WAY OF DOING BUSINESS, NOT A ONE-TIME FUNDING VEHICLE. THE ABILITY TO MAKE AN INFORMED DECISION TO ACHIEVE GOVERNMENT OWNERSHIP, BASED ON MARKET CONDITIONS AT THE TIME OF PROCUREMENT,

## OFFICIAL

IS AT THE HEART OF THE ACQUISITION OF FACILITIES PROGRAM CONCEPT. ONLY AT THIS TIME CAN THE TRUE STATE OF THE MARKET BE KNOWN AND ALTERNATIVE PROCUREMENT METHODS COMPARED.

A LIST OF 23 CANDIDATE PROJECTS FOR INCLUSION IN THIS PROGRAM WAS PROVIDED IN THE FISCAL YEAR 1995 BUDGET SUBMISSION. THIS LIST INCLUDED BOTH LEASE PROSPECTUS PROJECTS PREVIOUSLY SUBMITTED TO THE CONGRESS, AS WELL AS NEW PROJECTS FOR FISCAL YEAR 1995.

OF THE 23 AFOREMENTIONED CANDIDATE PROJECTS, GSA HAS SUBMITTED 14 PROSPECTUSES TO THE CONGRESS. THEY INCLUDE 4 IN THE DISTRICT OF COLUMBIA; 2 IN NORTHERN VIRGINIA; AND 1 EACH IN CALIFORNIA, FLORIDA, MASSACHUSETTS, NEW JERSEY, NEW YORK, PENNSYLVANIA, TEXAS, AND WASHINGTON. THESE PROJECTS HAVE BEEN CONFIRMED BY THE "TIME-OUT AND REVIEW" PROCESS AS VALID ACQUISITION CANDIDATES. SOME PROJECTS FROM THE LIST OF 23 HAVE BEEN DROPPED AS ACQUISITION CANDIDATES, BASED ON THE "TIME-OUT AND REVIEW" RESULTS. THE FINAL DISPOSITION OF OTHERS HAS BEEN DELAYED UNTIL CONFIRMATION OF THE LONG-TERM REQUIREMENTS OF THE TENANT AGENCIES.

TENANT AGENCIES FOR THESE 14 CANDIDATE PROJECTS HAVE LONG-TERM, PERMANENT HOUSING REQUIREMENTS. FURTHER, THE PRELIMINARY ECONOMICS OF THE CANDIDATE PROJECTS ARE COMPELLING IN FAVOR OF GOVERNMENT OWNERSHIP.

THE VALIDATION OF THESE PRELIMINARY ECONOMICS WILL BE ACCOMPLISHED BY UNDERTAKING MARKET SURVEYS CARRIED OUT IN THE

## OFFICIAL

COMMUNITIES IN WHICH THERE ARE PROPOSED ACQUISITIONS. THE PROPOSED ACQUISITIONS MUST BE CONSISTENT WITH REGIONAL STRATEGIES AND GOALS. REVIEW AND APPROVAL OF THESE STRATEGIES AND GOALS BY THE CENTRAL OFFICE WILL LEAD TO THE PREPARATION OF ACQUISITION PROSPECTUSES FOR SUBMITTAL TO THE OFFICE OF MANAGEMENT AND BUDGET FOR APPROVAL, AND SUBSEQUENTLY TO THE CONGRESS FOR AUTHORIZATION AND APPROPRIATION. ONCE THIS HAS OCCURRED, REQUESTS FOR EXPRESSIONS OF INTEREST WILL BE USED AS THE BASIC TOOL TO IDENTIFY THE AVAILABILITY OF FACILITIES AND ANTICIPATED COSTS. THIS PRELIMINARY INFORMATION WILL BE USED TO ESTABLISH ASSET MANAGEMENT AND COST SAVINGS GOALS. TIMING OF PROPOSED PURCHASES WILL BE BASED ON ESTIMATED COSTS FOR THE POSSIBLE PURCHASE OF THE FACILITIES. ONLY AFTER THIS ANALYSIS WILL THE PROCUREMENT PROCEED ALONG A SPECIFIC PROCUREMENT PATH.

THE PROGRAM WILL BE CONDUCTED WITHIN THE CONTEXT OF A DEFINED SET OF CRITERIA FOR THE SELECTION OF PROJECTS TO BE ACQUIRED, AS WELL AS A CAREFULLY DETAILED METHODOLOGY FOR THE ANALYSIS PROCESS.

THE ACQUISITION OF FACILITIES PROGRAM IS A MAJOR INITIATIVE AND IMPROVEMENT IN THE WAY GSA AND THE GOVERNMENT DOES BUSINESS. IT IS A CRITICAL ELEMENT IN ENSURING THAT GSA IS ABLE TO ATTAIN ITS GOAL OF PROVIDING QUALITY, COST-EFFECTIVE HOUSING SOLUTIONS FOR ITS CLIENT AGENCIES. GSA HAS BEEN CRITICIZED IN THE PAST FOR ITS INABILITY TO DO THE RIGHT THING BECAUSE OF ITS OWN MANAGEMENT PROCESSES. WE BELIEVE THE ACQUISITION OF FACILITIES PROGRAM WILL HELP PUT US ON THE RIGHT TRACK AND ACHIEVE REAL LONG-TERM SAVINGS FOR THE AMERICAN TAXPAYER.

OFFICIAL

TURNING TO OUR LEASING PROGRAM, IT INCLUDES 12 PROSPECTUSES FOR FISCAL YEAR 1995. BASED ON OUR ANALYSIS, THE REQUIREMENTS IDENTIFIED IN THESE PROSPECTUSES ARE NOT CONSIDERED TO BE SUITABLE FOR GOVERNMENT OWNERSHIP. IT IS IMPORTANT THAT THE 12 LEASE PROSPECTUSES BE APPROVED SO THAT WE CAN CONTINUE TO MEET THE HOUSING NEEDS OF OUR CLIENT AGENCIES.

FINALLY, WITH REGARD TO THE OLD U.S. MINT BUILDING IN SAN FRANCISCO, GSA SUPPORTS EFFORTS ON BEHALF OF THIS HISTORIC BUILDING. GSA IS A LEADER IN THE PRESERVATION OF STRUCTURES WHICH CONTRIBUTE SIGNIFICANTLY TO OUR NATION'S HISTORIC AND CULTURAL LEGACY. ACTIONS TO PRESERVE AND ENHANCE THAT LEGACY ARE EXTREMELY IMPORTANT TO OUR NATION'S HERITAGE.

CONSEQUENTLY, WE SUPPORT THE CONCEPT OF THE PROPOSED TRANSFER OF THE U.S. MINT FROM THE DEPARTMENT OF THE TREASURY TO GSA. WE LOOK FORWARD TO PLANNING AND EXECUTING A RENOVATION AND SEISMIC STRENGTHENING PROJECT FOR THE BUILDING. IT MUST BE RECOGNIZED, HOWEVER, THAT THE RESOURCES AVAILABLE TO GSA TO FUND SUCH PROJECTS ARE CONSTRAINED. FUNDS AVAILABLE TO GSA FOR SUCH PROJECTS ARE DERIVED FROM RENT PAID TO GSA BY CUSTOMER AGENCIES. AS IT IS UNLIKELY THAT THE OLD MINT WILL BE A FULL INCOME PRODUCING ASSET FOR GSA IN THE TRADITIONAL SENSE, YOU MUST ANTICIPATE A REQUEST FOR APPROPRIATIONS IN THE FUTURE TO DEFRAY PART, OR ALL, OF THE COST OF THIS PROJECT.

**OFFICIAL**

AGAIN, MR. CHAIRMAN, THANK YOU FOR INVITING US TO APPEAR BEFORE THE SUBCOMMITTEE TODAY. WE APPRECIATE THE SUBCOMMITTEE'S CONTINUING INTEREST IN OUR PROGRAM. I WOULD BE HAPPY TO ANSWER ANY QUESTIONS YOU MAY HAVE.



Mr. TRAFICANT. That concludes today's hearing.

Mr. DUNCAN. Mr. Chairman, before we conclude today's hearing, I do want to say that this is a special day. It's a sad day for me, because Jim Easton, who has been a close personal friend of mine for 25 years, is leaving my staff. He's been with me for about half the time that I've been in the Congress, and he has been my staffer assigned to this subcommittee, and I know that he has worked very closely with Ms. Stasch and Mr. Bibb and many others associated with GSA.

I can tell you that Jim has been everything that any Member of Congress could want out of a member of his staff. He has done one of the finest jobs of anybody that I have ever known, and it's a real loss, I think, to me and to this subcommittee that he's going back to Florida. His wife had to stay in Florida while he's been up here working with us, and that's part of the reason that he's returning.

But I do want to publicly thank Jim for all that he's done for me and for this subcommittee. He's done an outstanding job.

Mr. TRAFICANT. You mean after 25 years and all that you've been through together, he opted to go with his wife and leave you stranded here in Washington? Is that what you're saying? [Laughter.]

Mr. DUNCAN. Well, I'll tell you, Jim worked two different times for my father, and now he's worked for me, and he has really been a close friend to me and to my family.

You know, I had a member of the staff of a very large construction company who told me a few days ago that he thought no one knew the Federal Building Program as well as Jim Easton, and I've had so many members of the staff of this subcommittee and the full committee, both Democrats and Republicans, who have come up to me in the last few days and told me that they just can't believe that he's leaving, but they wanted to tell me how great a job he had done. I knew that Jim and I got along real well, but I did not know the extent of the strong feelings that many, many people on both sides of the aisle in this committee had for Jim.

So I know that many people—not just me, but many people around here are going to miss Jim, and so I did want to bring that up at this time before we close out this hearing.

Mr. TRAFICANT. Well, I'm glad you did, Mr. Duncan. I had a little note to do that myself. I want to say, too, that I've worked closely with him. Although I'm on the other side of the aisle, I have great respect for him. I think he's been a valuable resource, and I think that the Government is going to be somewhat less of an entity without him.

Now that you're more or less on your own, you could even call in and give me some advice occasionally, Mr. Easton. [Laughter.]

You've worked with one of the great Members, and you've helped this subcommittee an awful lot with your knowledge and experience, and any time you have some information or advice, I'm sure you'll pass it along through Mr. Duncan, and that's the way it should be, but our subcommittee is always open to you.

Mr. DUNCAN. Well, he's going to make a lot more money in what he's going to do, and I think that that might have had a little something to do with it, but I've told him that I'm only going to let him do that for just a few months. I'm going to let him spend



the winter in Florida, and then I'm going to get him back some way. [Laughter.]

Ms. MOLINARI. Mr. Chairman?

Mr. TRAFICANT. The gentlewoman from New York?

Ms. MOLINARI. Thank you.

I would just like to add my name to the list of Members who have come to you, Mr. Duncan, to tell you what a great job Jim has done on all of our behalf, and whenever we have had a question or needed some kind of input into the committee, we knew we could go to Jim and he would make sure that it would be taken care of.

And I'm just shocked and appalled that you would leave us all, Jim, because we've come to depend greatly, and we wish you all the very best and much happiness. You've brought an awful lot of professionalism and good-natured ways in which you deal with people, which is sorely lacking here on Capitol Hill, and you introduced a large measure of humanity as well as professionalism, and you will be missed, and we all wish you very well.

Thank you, Mr. Chairman.

Mr. TRAFICANT. Before we close out on that, Jim Easton has done a great job, and he's probably thinking, "You know, I had to leave to make more money, and if they thought so much of me, why the hell didn't they give me more money so I'd have stayed up here?" [Laughter.]

You deserved it, too. My staff, Paul and Susan, and everybody on our side respect and admire what you did, Jim. We're going to miss you.

That concludes today's hearing. We have a markup.

I want to thank you, Ms. Stasch and Mr. Bibb. We have great respect for Alice Rivlin and OMB, but there is a difference here, and the Executive Branch doesn't govern. The people govern, and they execute and administer the laws. And the last I heard, we write those laws, and that's what we're working on. So thank you for being here.

[Whereupon, at 9:15 a.m., the subcommittee proceeded to further business.]



ISBN 0-16-046612-1

